





COLUMBIA STREET is a mid terrace home situated within walking distance of Darlington Memorial Hospital and Reid Street Primary School. This beautifully presented property has two reception rooms and a modern fitted kitchen with a built in oven and hob. To the first floor there are two bedrooms and a bathroom. This lovely home is ready and waiting for someone to move into from early January 2026.

LOCATION

Columbia Street is located a few streets away from the Darlington Memorial Hospital and Reid Street Primary School. The property has great access to many shops and amenities.

IMPORTANT INFORMATION

Postcode: DL3 6HB.

Style of property: Mid terrace home.

Council Tax Band: A - Darlington Borough Council.

EPC: D.

Heating: The property is heated with gas central heating.

Parking: There is on street parking on a first come first served basis.

Appliances included: Oven and hob.

Pets: One furry friend will be permitted subject to terms and conditions.

Term: The landlord is looking for long term tenants.

Available: From early January 2026.

What3words: ///looks.maple.reply



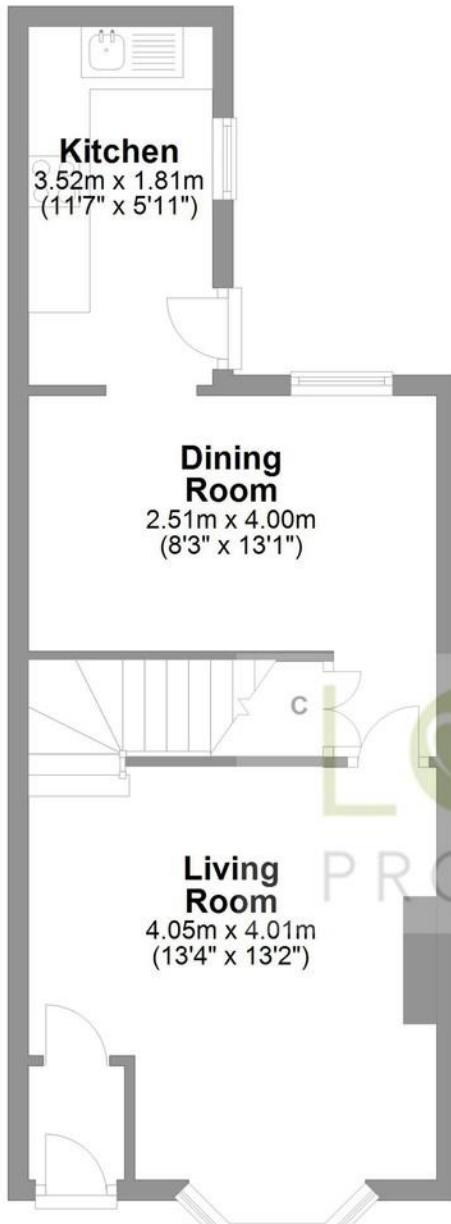
WANT TO VIEW? THINGS YOU NEED TO KNOW BEFORE HAND.... IF YOU THINK THIS PROPERTY IS FOR YOU, CLICK ON THE LINK TO EMAIL AND FILL OUT THE QUESTIONAIRE, WE WILL BE IN TOUCH AS SOON AS POSSIBLE TO ARRANGE A VIEWING APPOINTMENT.

Affordability: It is important, that before you enquire about the property, you check whether it is affordable for you. As per our referencing companies requirements you will need a combined income of £20,250.

Deposit: The bond for this property is £778.00 This will be refunded at the end of the tenancy subject to terms and conditions.

DISCLAIMER These particulars are intended to give a fair and reliable description of the property, no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. The owner/occupier have informed us that any service and or appliances (including central heating if fitted) referred to in this brochure operate satisfactorily but they have not been tested. If a property is unoccupied at any time, there may be reconnection charges for any switched off/disconnected or drained services or appliances.





Ground Floor

Columbia Street Darlington

Total area: approx. 68.6 sq. metres (738.3 sq. feet)



First Floor

Whilst every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is not drawn to scale and is for illustrative purposes only & should be used as such by any prospective purchaser.

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