

- 4 Bed Semi Detached House
- Spacious Lounge
- Utility Room
- Pleasant Views

- Beautifully Appointed & Presented
- Through Dining Room
- Family Bath & En Suite Shower

- Cloakroom/WC
- Refurbished 19' Kitchen
- Gardens; Detached Garage

A fabulous and beautifully presented 4 bedroomed semi detached house, in a lovely corner position with open aspect, on the sought after Wansbeck Estate. The spacious Reception Hall leads to the Cloakroom/WC with low level wc and pedestal wash basin. The Lounge has a bay window with pleasant view and is open to the Dining Room to the rear. The 19' Kitchen has been refurbished with a good range of wall and base units, sink unit, Kenwood electric range style cooker with extractor over and integral dishwasher with matching door. The Utility Room has a sink unit with cupboard, plumbing for a washer and door to the rear garden. Stairs lead from the hall to the First Floor Landing, with airing cupboard housing the Baxi boiler. Bedroom 1 has a lovely open aspect to the front and En Suite Shower/WC, refitted with a wc with concealed cistern, vanity unit with wash basin and mirror with integral light over and walk in shower enclosure with rainhead and hand held showers. Bedroom 2 has a walk in wardrobe and views to the front. Bedroom 3 is to the rear and Bedroom 4 is to the front, again with a pleasant aspect. The Bathroom/WC has a low level wc, pedestal wash basin and panelled bath with mains shower over. There is also a Detached Garage with up and over door.

Externally, there is a lovely Front and Side Garden with lawn, gravelled garden with a collection of plants and driveway to the garage. The enclosed Rear Garden has a patio area and artificial lawn.

Well placed for lovely walks along the banks of the River Wansbeck, this area is well served with a wide range of amenities and is well placed for surrounding towns and villages including Ashington, Morpeth and the coast.

Reception Hall 8'2 x 12'8 (max) (2.49m x 3.86m (max))

Cloakroom/WC 5'10 x 4'0 (1.78m x 1.22m)

Lounge 17'8 x 15'2 (into bay) (5.38m x 4.62m (into bay))

Kitchen 19'6 x 8'0 (5.94m x 2.44m)

Utility Room 7'8 x 6'10 (2.34m x 2.08m)

Dining Room 11'0 x 8'4 (3.35m x 2.54m)

First Floor Landing

Bedroom 1 15'8 x 9'2 (4.78m x 2.79m)

En Suite Shower/WC 8'8 x 5'6 (2.64m x 1.68m)

Bedroom 2 12'0 x 9'1 (3.66m x 2.77m)

Bedroom 3 11'2 x 9'2 (3.40m x 2.79m)

Bedroom 4 9'2 x 8'6 (2.79m x 2.59m)

Bathroom/WC 9'0 x 5'8 (2.74m x 1.73m)

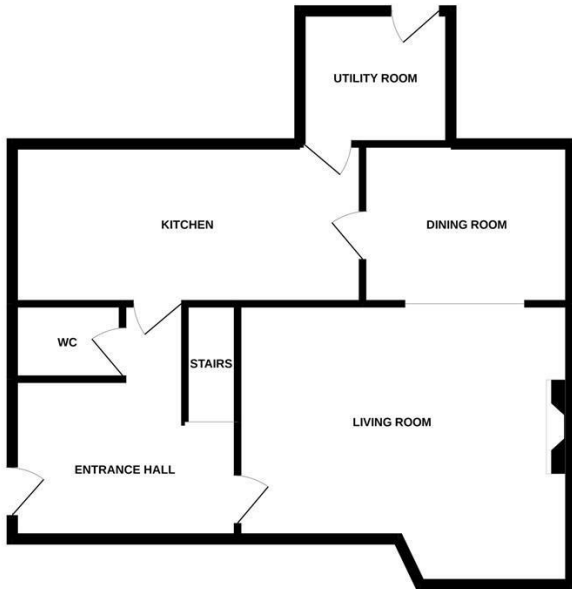
Detached Garage 16'11 x 7'10 (5.16m x 2.39m)



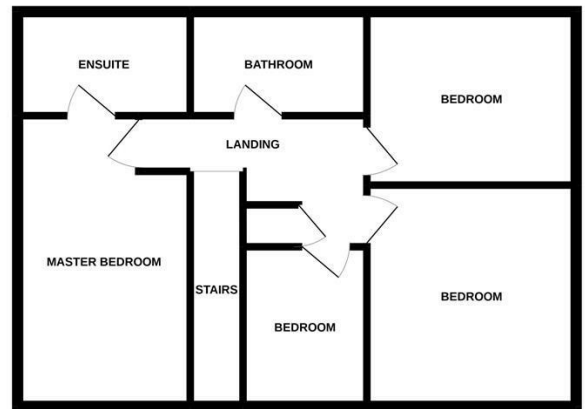


Energy Performance: Current D Potential B
Council Tax Band:

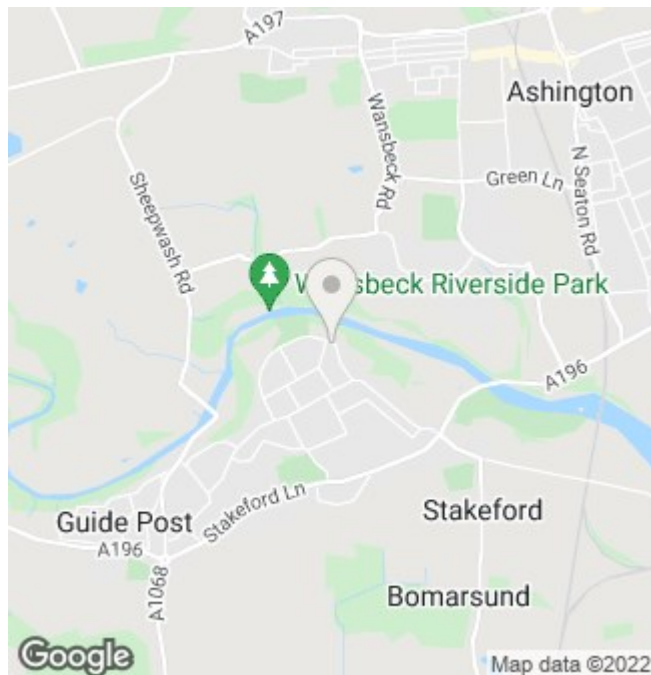
GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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 for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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