



Farnham Grove, Blyth

Offers Over £230,000

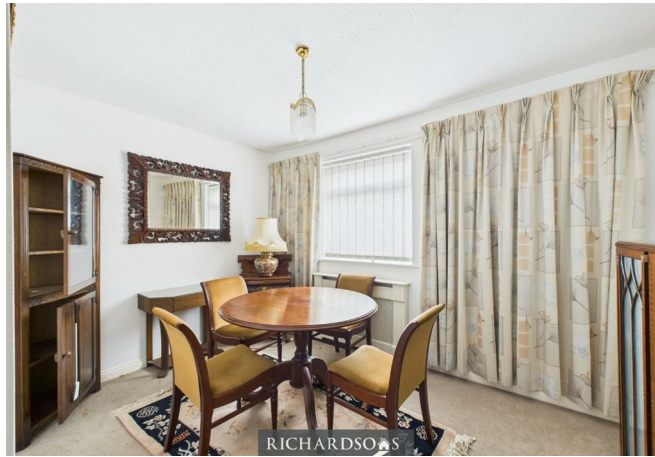
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RICHARDSONS  S



Farnham Grove Blyth, NE24 3HN

- BUNGALOW
- GARAGE
- SPACIOUS
- FREEHOLD
- FRONT AND REAR GARDENS
- CONSERVATORY
- DRIVEWAY
- EPC RATING C



Offers Over £230,000



A detached and spacious bungalow positioned in a quiet cul-de-sac, ideally located close to the local beach, amenities, and transport links to surrounding areas, including Northumberland railway line.

The property briefly comprises: entrance hall, kitchen, living room, bathroom, and two double bedrooms. Externally, there is a lawned front garden and a driveway leading to a single garage, with side access to the rear garden.

We anticipate high levels of interest in this property and would encourage early viewings.

Tenure - Freehold
Council Tax - D



Approximate measurements

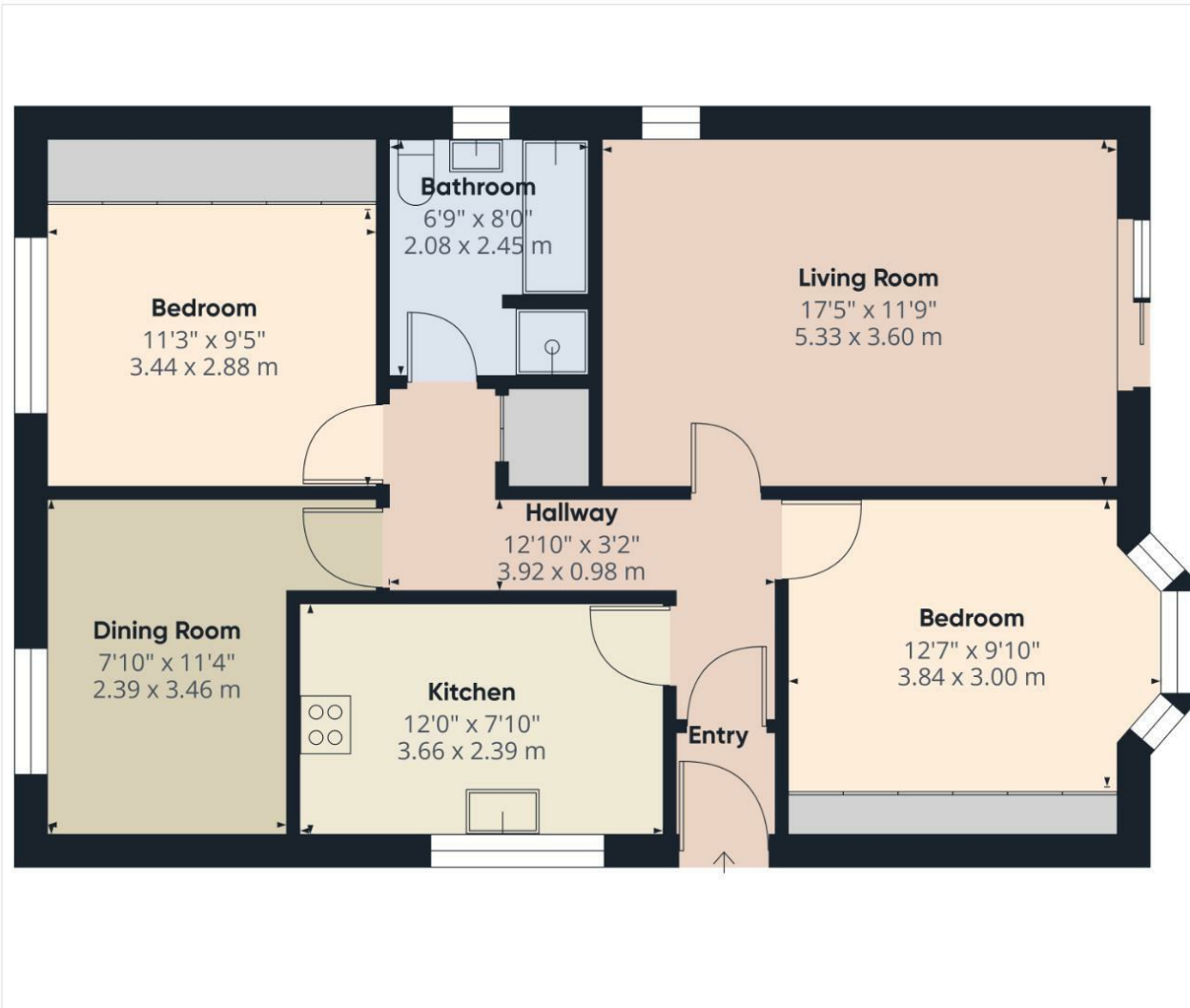
Please note all measurements are approximate only and further measurements should be taken by the viewer if exact measurements are required.

| | |
|--------------------|-----------------------------|
| Living Room | 17'5" x 11'9" (5.33 x 3.60) |
| Kitchen | 12'0" x 7'10" (3.66 x 2.39) |
| Bedroom One | 12'7" x 9'10" (3.84 x 3.00) |
| Bedroom Two | 11'3" x 9'5" (3.44 x 2.88) |
| Dining Room | 7'10" x 11'4" (2.39 x 3.46) |





RICHARDSONS 



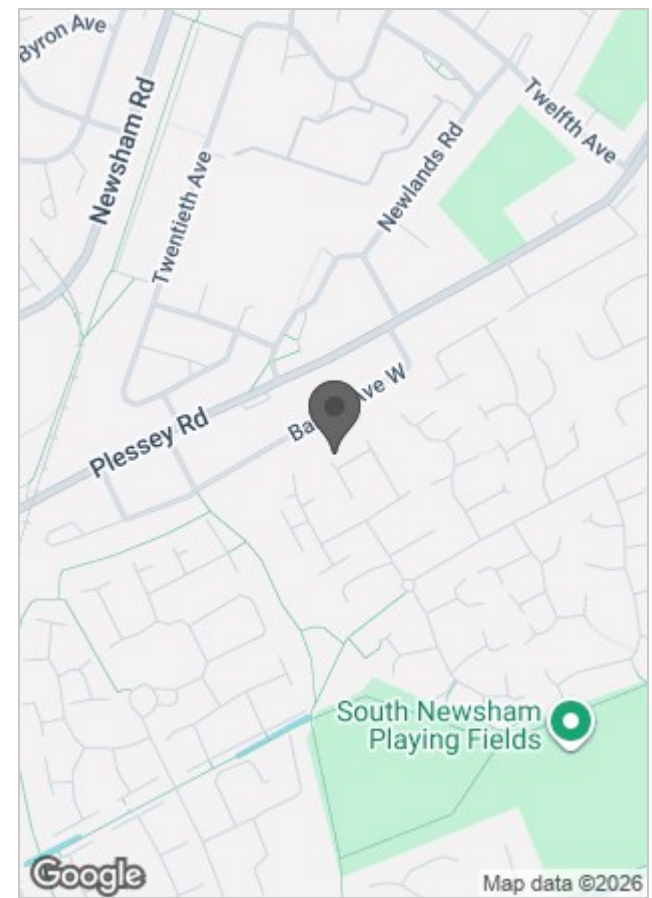
RICHARDSONS

Approximate total area⁽¹⁾
818 ft²
75.9 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360



| Energy Efficiency Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (82 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | 72 | 80 |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not energy efficient - higher running costs | | | |
| England & Wales | | EU Directive 2002/91/EC | |

Viewing

For further information or to arrange a viewing please contact our North Shields office on 01912903770

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.