



11 Delaval Avenue

Seaton Delaval, Whitley Bay, NE25 0EF

£130,000



Trading Places

Coastal and Country Property Specialists



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Trading Places are delighted to welcome to the market, for sale, this two bedroom semi-detached house, located in a popular area of Seaton Delaval on Delaval Avenue. The property is immaculately presented and ready to move straight into, an ideal buy for First Time Buyers. Conveniently located close to local shopping facilities, amenities and has easy access to transport links and connecting roads A19 for Newcastle and the coast. Popular local schools are within walking distance and Seaton Sluice sea front is only a few miles away for sea front walks.

The ground floor briefly comprises of an entrance lobby, spacious lounge and fitted kitchen with built in oven and hob. To the first floor there are two bedrooms and a bathroom/WC. Externally is a front double driveway and spacious rear garden.

Viewing is highly recommended and can be arranged through our branch on 0191-2511189.

EPC Rating D. Council Tax Band A. Freehold.



Entrance Lobby
Stairs to the first floor and door to the living room.

Living Room
15'3" x 11'6" (4.67 x 3.53)
Spacious, front aspect living room with feature fireplace. Window to the front elevation. Door to the kitchen.

Breakfasting Kitchen
14'6" x 6'3" (4.44 x 1.93)
Kitchen to the rear with fitted units and integrated oven and hob. Window overlooking the rear garden. Radiator. Door to the rear.

First Floor Landing
Doors to both bedrooms and the bathroom.

Bedroom One
11'8" x 10'5" (3.56 x 3.20)
Spacious double bedroom with built in wardrobes. To the front elevation.





Bedroom Two
11'1" x 8'2" (3.40 x 2.50)
A second good sized bedroom with a window to the rear elevation and storage cupboard.

Bathroom
6'4" x 6'4" (1.94 x 1.94)
Three piece suite bathroom. Window to the rear elevation.

External
Externally is a front double driveway and spacious rear garden with an outbuilding.



Floor Plan

