



PARKSIDE COURT ASHINGTON

An excellent opportunity to purchase this three bedroom detached house in Ashington. Close to all amenities. No upper chain. The property comprises: Lounge, kitchen diner, cloaks/WC. To the first floor: master bedroom with en-suite, two further bedrooms, family bathroom. Externally there is a good sized enclosed rear garden, to the front: a driveway leading to a garage. Early viewing advised.

To arrange your viewing contact the Ashington branch on 01670 850850

OIEO £ 145,000



**ROOK
MATTHEWS
SAYER**

Branch phone no: 01670 850850
Branch address: 2, Laburnum Terrace, Ashington
NE63 0XX

www.rookmatthewssayer.co.uk
branch@rmsestateagents.co.uk

PARKSIDE COURT

ASHINGTON

ACCOMMODATION COMPRISES:

ENTRANCE:

UPVC Entrance Door

ENTRANCE HALLWAY

Double radiator

CLOAKS/WC

Low level WC, wash hand basin, extractor fan

LOUNGE 10'1 (3.07) x 13'11 (4.24)

Double glazed window to front, double radiator, television point, coving to ceiling

KITCHEN/DINER 18'9 (5.72) x 7'9 (2.36)

Double glazed window to rear, range of wall, floor and drawer units with co-ordinating roll edge work surfaces, stainless steel sink unit and drainer with mixer tap, built in electric fan assisted oven, gas hob with extractor fan above, space for fridge/freezer, tiled splash backs, plumbed for washing machine, double radiator, coving to ceiling, vinyl flooring/carpet, double glazed doors to rear

FIRST FLOOR LANDING

Double glazed window to side, built in storage cupboard

BEDROOM ONE 7'11 (2.41) X 13'1 (3.99)

Double glazed to front, single radiator, coving to ceiling

EN-SUITE

Double glazed window to front, low level WC, pedestal wash hand basin, single radiator, mains shower cubicle, part tiling to walls, laminate to floor

BEDROOM TWO 9' (2.74) X 11' (3.35)

Double glazed window to rear, single radiator, coving to ceiling

BEDROOM THREE 9'6 (2.90) X 7'10 (2.39)

Double glazed window to rear, single radiator, coving to ceiling

BATHROOM/WC

Three piece white suite comprising: panelled bath, pedestal wash hand basin, low level w/c, double glazed window to side, single radiator, part tiling to walls, laminate flooring

FRONT GARDEN

Laid mainly to lawn, driveway leading to garage

REAR GARDEN

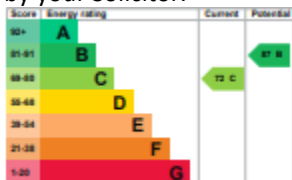
Laid mainly to lawn, patio area, bushes and shrubs, flower beds

GARAGE

Single, attached, up and over door

TENURE

Freehold – not confirmed. It is believed this property is freehold, but we are unable to confirm this as we have no access to the documentation. Should you proceed with the purchase of this property, these details must be verified by your Solicitor.



Council Tax Band: C

EPC Rating: C

AS00009652/GD/DS/01/12/2023/V.1



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Money Laundering Regulations – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

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