



Glassey Terrace Bedlington

- Mid Terrace House
- Two Bedroom
- large garage and multi car driveway (across lane)
- Spacious room sizes
- EPC: C/ Council Tax:A Freehold

Offers In The Region Of £95,000



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Glassey Terrace

Bedlington

Entrance Porch

UPVC entrance door, double glazed windows, laminate floor.

Lounge 17'01 including alcove x 15'10 (5.21m x 4.83m)

Double glazed bay window to front, wood fire surround with tiled hearth, laminate floor, television point, open staircase.

Kitchen 16'03 x 8'09 including door recess (4.95m x 2.67m)

Double glazed window to rear, single radiator, fitted with a range of wall, floor and drawer units with co-ordinating work top surfaces, co-ordinating sink unit and drainer with mixer tap, tiled splash backs, built in fan assisted oven, gas hob, space for fridge/freezer, plumbed for washing machine, tiling to floor, space for dryer, combi boiler, stable style double glazed door to rear.

First Floor Landing

Loft access, built in storage cupboard.

Bedroom One 11'01 x 13'08 including alcove (3.38m x 4.17m)

Two double glazed windows to front, single radiator, built in cupboard.

Bedroom Two 8'09 + wardrobe including alcove x 10'03 max (2.67m x 3.12m)

Double glazed window to the rear, single radiator, fitted wardrobes and drawers.

Bathroom 5'01 x 8'03 (1.55m x 2.52m)

Three-piece white suite comprising of; panelled bath, pedestal wash hand basin, low level wc, double glazed window to rear, single radiator, part cladding to walls, vinyl tiles to floor.

External

To the front a small enclosed paved area with walled surrounds. Rear garden across the lane, laid to lawn, multi car driveway. Double detached garage with up and over door, power and lighting.



PRIMARY SERVICES SUPPLY

Electricity: mains

Water: mains

Sewerage: mains

Heating: mains gas

Broadband: satellite

Mobile Signal Coverage Blackspot: no

Parking: garage over lane with driveway.

MINING

The property is not known to be on a coalfield and not known to be directly impacted by the effect of other mining activity. The North East region is famous for its rich mining heritage and confirmation should be sought from a conveyancer as to its effect on the property, if any.

TENURE

Freehold – It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser

COUNCIL TAX BAND: A

EPC RATING: C

BD007960CM/SO5.2.24.V.1

Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Important Note: Rook Matthews Sayer (RMS) for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute part or all of an offer or contract. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. RMS has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. RMS has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. No persons in the employment of RMS has any authority to make or give any representation or warranty whatever in relation to this property.

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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