



Daffodil Wynd | Blyth | NE24 4UF

£335,000

ROOK
MATTHEWS
SAYER



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2

Detached House

Stunning Four Bedroom

Downstairs WC And Utility

Cul De Sac Position

Two Single Garages

Generous Rear Garden

En Suite to Master

Parking for 2 Cars

For any more information regarding the property please contact us today

ENTRANCE HALLWAY:

Stairs to first floor, storage cupboard, single radiator.

DOWNSTAIRS CLOAKS/W.C.:

Wash hand basin, low level w.c., part tiled walls, single radiator

LOUNGE: (front): 11'28 x 15'53 (3.43m x 4.73m) max.
measurements into recess.

Radiator, double glazed doors to rear garden.

OFFICE: (front) 7'49 x 6'72 (2.28m x 2.04m)

Double glazed window to front, single radiator.

KITCHEN/ DINER: (rear): 22'50 x 8'98 (6.85m x 2.73m)

Double glazed window to rear, fitted with a range of wall, floor and drawer units with roll top work surfaces, stainless steel sink and drainer unit, built in electric fan assisted oven with gas hob, integrated fridge/freezer and dishwasher.

UTILITY ROOM: 6'21 x 5'93 (1.89m x 1.80m)

Fitted with a range of wall and base units, plumbed for washing machine, single radiator, door to rear garden

FIRST FLOOR LANDING AREA:

Loft access, built in storage.

LOFT:

Pull down ladders, partially boarded.

MASTER BEDROOM (front): 11'52 X 10'13 (3.51m x 3.08m)

Double glazed window, fitted wardrobes, single radiator

EN SUITE: (front):

Double glazed frosted window, shower cubicle, low level w.c, spots to ceiling, part tiled walls, single radiator

BEDROOM TWO (rear): 10'42 x 9'21 (3.17m x 2.80m) max.
measurements into recess.

Double glazed window, fitted wardrobes, single radiator.

BEDROOM THREE: (front): 9'54 x 8.36 (2.90m x 2.54m) min.
measurements into recess.

Double glazed window, single radiator.

BEDROOM FOUR: (rear): 10'07 x 7'86 (3.06m x 2.39m)

Double glazed window to rear, single radiator

BATHROOM (rear)

White suite comprising panelled bath, pedestal wash hand basin, low level w.c, shower cubicle, spots to ceiling, part tiling to walls, single radiator, double glazed frosted window

FRONT GARDEN:

Mainly laid to lawn, driveway with parking for two cars

REAR GARDEN:

Fenced boundaries, laid mainly to lawn, patio area.

GARAGE:

Attached two single garages

T: 01670 352900

Branch: blyth@rmsestateagents.co.uk

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PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Gas Heating

Broadband: Fiber to Premises

Mobile Signal Coverage Blackspot: No

Parking: Two single garages and driveway

MINING

The North East region is famous for its rich mining heritage and therefore it will be beneficial to conduct a mining search. 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

Vendor has advised us there is a £90per annum site management fee

COUNCIL TAX BAND: D

EPC RATING: B

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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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