



Corbridge Terrace | Ashington | NE63 8UT

**Offers In Excess Of: £229,950**

Stunning three bedroom detached family home on the popular Portland estate in Ashington. The property briefly comprises of an entrance hallway, living room, modern kitchen diner, utility and cloakroom on the ground floor. To the first floor there are three good sized bedrooms the master with en suite and fitted robes and a contemporary family bathroom. Externally you will find a low maintenance rear garden with artificial lawn and patio area and a driveway to the separate garage. The property has the advantage of having no onward chain. Viewing recommended.

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**Three Bedrooms**

**Situated on the Portland Estate**

**Detached Family Home**

**Modern Kitchen Diner**

**Ground Floor WC**

**Spacious Garden to Rear**

**For any more information regarding the property please contact us today**

#### PROPERTY DESCRIPTION:

##### ENTRANCE HALLWAY

Composite part glazed entrance door, stairs to first floor landing, laminate flooring, single radiator.

##### CLOAKS/WC off utility

Low level WC, wash hand basin (set in vanity unit), tiling to floor, extractor fan, single radiator, spotlights.

##### LOUNGE 18'6 (5.64) x 10'2 (3.10)

Double glazed window to front, double glazed patio doors to rear, 2 single radiators, television point.

##### KITCHEN/DINING ROOM 18'6 (5.64) x 9'6 (2.90)

Double glazed windows to front and side, single radiator, range of wall, floor and drawer units with co ordinating roll edge work surfaces, co ordinating sink unit and drainer with mixer tap, upstanding splash backs, built in electric fan assisted oven, gas hob with extractor fan above, space for fridge/freezer, tiling to floor, spotlights.

##### UTILITY ROOM 6'3 (1.91) x 5'1 (1.55)

Fitted wall and base units, plumbed for washing machine, single radiator, tiled flooring.

##### FIRST FLOOR LANDING

Double glazed window to rear, loft access, built in storage cupboard, single radiator.

##### BEDROOM ONE 18'7 (5.66) max x 10'5 (3.18)

Double glazed windows to front and side, 2 single radiators, fitted wardrobes.

##### EN SUITE recently refurbished

Double glazed window to front, low level WC, wash hand basin (set in vanity unit, heated towel rail, cladding to walls, part tiling to walls, tiled flooring.

##### BEDROOM TWO 10 '6 (3.20) x 8'7 (2.62)

Double glazed window to front and side, single radiator.

##### BEDROOM THREE 8'11 (2.72) x 7'7 (2.31)

Double glazed window to side, single radiator.

##### BATHROOM/WC

3 piece suite comprising panelled bath, low level WC, wash hand basin (set in vanity unit), double glazed window to front, heated towel rail, part tiling to walls, tiled flooring.

##### FRONT GARDEN

Low maintenance garden, driveway leading to garage.

##### REAR GARDEN

Low maintenance garden, patio area, screen fencing.

##### GARAGE

Detached.

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#### PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Gas

Broadband:

Mobile Signal Coverage Blackspot: No

Parking: Garage/Driveway

#### 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: C

EPC RATING: C

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C	75 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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