



Bath Terrace | NE24 3AX | NE24 3AX

£340,000



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ROOK
MATTHEWS
SAYER

**Beautiful Four Bedroom
Terraced**

Grade 2 Listed Building

**Substantial Plot with Top Floor
Shower and W.c**

Highly Sought After Street

**Double Garage with Rear
Garden**

**Freehold, EPC Rating D Council
Tax Rating**

**Further Allotment Garden and
Rear Yard**

**Mains Water, Sewage, Electricity,
Gas Heating, Fibre to Premises
Broadband**

For any more information regarding the property please contact us today

Standing proudly on the prestigious Bath Terrace, this outstanding Grade II listed home is a rare find, combining timeless period character with substantial family-sized accommodation. Spread across three impressive floors, it offers a wealth of space both inside and out, making it a true one-of-a-kind property. A grand entrance hallway immediately showcases the charm and stature of the home, leading into a beautifully proportioned lounge filled with natural light and original character features. The formal dining room, with sliding doors opening to the rear yard, provides the perfect setting for entertaining or relaxed family meals, while the kitchen offers a generous and practical hub for everyday living. The first floor is home to two exceptionally large bedrooms and a well-appointed family bathroom, continuing the sense of scale and elegance. On the top floor, two further bedrooms add versatility, with one benefitting from its own W.C. and separate shower—an ideal retreat for older children, guests, or a private study space. Externally, the property truly stands apart. To the rear, a private yard leads to the rare advantage of a double garage, offering excellent storage and secure parking. And a rear garden beyond this lies a further allotment garden, providing a wonderful outdoor extension to the home—perfect for children to play, family gatherings, or those with a passion for gardening. With Ridley Park and the beautiful coastline just a short stroll away, this substantial family home offers a perfect blend of period grandeur, modern practicality, and outdoor space seldom found in such a sought-after location. Interest in this property will be high call 01670 352900 or email Blyth@rmsestateagents.co.uk to arrange your viewing.

PROPERTY DESCRIPTION:

ENTRANCE: Wooden door

ENTRANCE HALLWAY: stairs to first floor landing and double radiator

LOUNGE: (front): 16'34 x 14'82, (4.92m x 3.77m), single glazed windows to front and double radiator.

DINING ROOM: 16'17 x 12'37, (4.92m x 3.86m), double radiator

KITCHEN: (rear & side): 18'55 x 11'40, (5.65m x 3.47m), double glazed window to rear and side, double radiator, range of wall, floor and drawer units with coordinating roll edge work surfaces, stainless steel sink unit and drainer with mixer tap, tiled splash backs, gas hob with extractor fan above and electric grill, space for fridge freezer and plumbed area for washing machine.

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FIRST FLOOR LANDING AREA: double radiator and single glazed window.

FAMILY BATHROOM: 4 piece suite comprising a pannelled bath, pedestal wash hand basin and shower cubicle with low level w.c and spotlights as well as a window to rear and side, a heated towel rail and cladding to walls.

BEDROOM ONE: (front): 14'68 x 15'0, (4.47m x 4.37m), single glazed window to front, and double radiator.

BEDROOM TWO: (rear): 17'06 x 12'24, (5.01m x 3.73m), double glazed window to rear, double radiator.

BEDROOM THREE: (rear): 17'89 x 7'87, (5.45m x 2.39m), double glazed window to rear

BEDROOM FOUR: 9'85 x 13'53, (3.00m x 4.12m), double radiator and fitted wardrobes as well as a single glazed window.

EXTERNALLY: to the rear there is a patio area, bushes and shrubs and a summer house with electricity, as well as this there is an allotment to the side of the garden with a shed, there is also a double garage at this property.

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains gas

Broadband: Fibre to premises

Mobile Signal Coverage Blackspot: No

Parking: Garage

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

BUILDING WORKS: Any known planning permissions or proposals in the immediate locality: No

Outstanding building works at the property: No

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: D

EPC RATING: D

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Score	Energy rating	Current	Potential
92+	A		93 A
81-91	B		
69-80	C		
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		

EPC RATING

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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