



Sycamore Street | Ashington | NE63 0QA

Well presented two bedroom terraced house in central Ashington close to schools and local shops. The property briefly comprises of a large living room with laminate flooring and solid fuel burning stove, modern fitted kitchen and bathroom on the ground floor. To the first floor there are two bedrooms while externally you will find a low maintenance garden. The property benefits from modern hardwood internal doors throughout. No onward chain.

£70,000

ROOK
MATTHEWS
SAYER



2



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1

Two Bedrooms

Modern Fitted Kitchen

Mid Terraced House

Low Maintenance Garden

Spacious Lounge

No Chain

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION:

ENTRANCE HALLWAY

UPVC Entrance door, stairs to first floor landing.

LOUNGE 16'0 (4.88) x 15'6 (4.72)

Double glazed window to front, double radiator, fire surround with solid fuel inset and hearth, laminate flooring, built in storage cupboard, television point, telephone point.

KITCHEN 10'4 (3.15) x 11'11 (3.63)

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

BATHROOM/WC

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

FIRST FLOOR LANDING

Double glazed window to rear.

BEDROOM ONE 10'3 (3.12) into alcove x 16'1 (4.90)

Double glazed window to front, single radiator.

BEDROOM TWO 8'7 (2.62) down to 5'0 (1.52) x 12'10 (3.91)

Double glazed window to front, single radiator, loft access.

REAR YARD

01670850850

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PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage Mains

Heating: Gas/ wood burner

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: A

EPC RATING: D

AS00010314.GD.LD.05/08/2025.V.1



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Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		

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