



Nelson Street Greenside

- Mid Terrace House
- Three Bedrooms
- Kitchen Diner
- Front Garden & Rear Yard
- No Onward Chain

OIRO £ 130,000



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15 Nelson Street

Greenside, NE40 4AH

THIS THREE-BEDROOM TERRACED HOUSE IS FOR SALE IN GREENSIDE, RYTON, AND IS PRESENTED IN GOOD CONDITION. IT OFFERS A SINGLE RECEPTION ROOM WITH CHARACTER FEATURES, A KITCHEN WITH DINING SPACE, ONE BATHROOM WITH SEPARATE SHOWER AND BATH, AND A LAYOUT THAT WILL APPEAL TO FIRST-TIME BUYERS AND FAMILIES. THE PROPERTY WILL BE VACANT FROM APRIL AND IS OFFERED WITH NO ONWARD CHAIN, WHICH MAY ASSIST BUYERS LOOKING FOR A STRAIGHTFORWARD PURCHASE.

THE HOUSE IS LOCATED WITHIN GREENSIDE, A VILLAGE SETTING WITH LOCAL AMENITIES INCLUDING SHOPS AND EVERYDAY SERVICES AVAILABLE IN THE NEARBY AREA. THERE ARE ESTABLISHED WALKING ROUTES AROUND GREENSIDE AND TOWARDS THE SURROUNDING TYNE VALLEY COUNTRYSIDE, PROVIDING ACCESSIBLE OPTIONS FOR REGULAR WALKS AND OUTDOOR EXERCISE.

NEARBY SCHOOLS IN GREENSIDE AND RYTON SERVE DIFFERENT AGE GROUPS, WITH PRIMARY AND SECONDARY EDUCATION AVAILABLE WITHIN A SHORT DRIVE. FURTHER FACILITIES, INCLUDING SUPERMARKETS, ADDITIONAL SCHOOLS, AND LEISURE OPTIONS, CAN BE FOUND IN RYTON AND ALONG THE A695 CORRIDOR.

PUBLIC TRANSPORT CONNECTIONS ARE AVAILABLE VIA BUS SERVICES RUNNING THROUGH GREENSIDE TOWARDS RYTON, BLAYDON AND NEWCASTLE. BLAYDON RAILWAY STATION, REACHABLE IN AROUND 10-15 MINUTES' DRIVE DEPENDING ON TRAFFIC, PROVIDES SERVICES TOWARDS NEWCASTLE AND HEXHAM, OFFERING LINKS FOR COMMUTING OR LEISURE TRAVEL. ROAD ACCESS VIA THE A695 AND A1 GIVES ROUTES TO NEWCASTLE CITY CENTRE, GATESHEAD AND FURTHER AFIELD.

OVERALL, THIS TERRACED HOUSE PROVIDES THREE BEDROOMS, A RECEPTION ROOM AND A DINING KITCHEN IN A VILLAGE LOCATION WITH ACCESS TO LOCAL AMENITIES, SCHOOLS AND REGULAR WALKING ROUTES.

Entrance:

UPVC door to the front and radiator.

Lounge: 16'0" 4.88m x 14'11" 4.55m

UPVC window, Inglenook fireplace and radiator.

Kitchen: 18'9" 5.72m x 10'0" 3.05m

Two UPVC windows, UPVC door, fitted with a range of matching wall and base units incorporating one and a half bowl sink unit with drainer, integrated electric oven and hob, plumbed for washing machine, dining space and radiator.

First Floor Landing:

Bedroom One: 15'2" 4.62m x 10'2" 3.10m

UPVC window and radiator.

Bedroom Two: 11'4" 3.45m x 10'1" 3.07m

UPVC window and radiator.

Bedroom Three: 12'1" 3.68m max x 9'6" 2.90m max

UPVC window and radiator.

Bathroom:

UPVC window, bath, shower, low level wc, wash hand basin, part tiled and heated towel rail.

Externally:

There is a garden to the front and a yard to the rear.

PRIMARY SERVICES SUPPLY

Electricity: MAINS

Water: MAINS

Sewerage: MAINS

Heating: MAINS

Broadband: CABLE

Mobile Signal Coverage Blackspot: NO

Parking: STREET

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

RY00007277.VS.EW.18.09.2025.V.1.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	71 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.

16 Branches across the North-East

