



Winchester Way | Bedlington | NE226JN

£270,000

This modern and updated bungalow has the wow factor. Located in the heart of Bedlington in the popular Chesters estate close to local amenities and transport links this is a must view. This three bedrooomed property comprises briefly; spacious entrance hallway, lounge with media wall, modern fitted kitchen, utility room with rear garden access and internal access to the remaining part of the garage/store area, bathroom and three good size bedrooms. Externally there is an enclosed garden to the rear with lawn and patio areas . To the front a multi car driveway for off street parking. Viewings are advised early to avoid disappointment.

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Linked Detached Bungalow

Modern lounge with media wall

Three Bedroom

Private rear garden

Utility Room

Freehold

Popular Location

EPC:C / Council Tax:C

For any more information regarding the property please contact us today

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: ADSL Copper Wire

Mobile Signal Coverage Blackspot: No

Parking: 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. -

ACCESSIBILITY

Suitable for wheelchair users & wide doorways

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

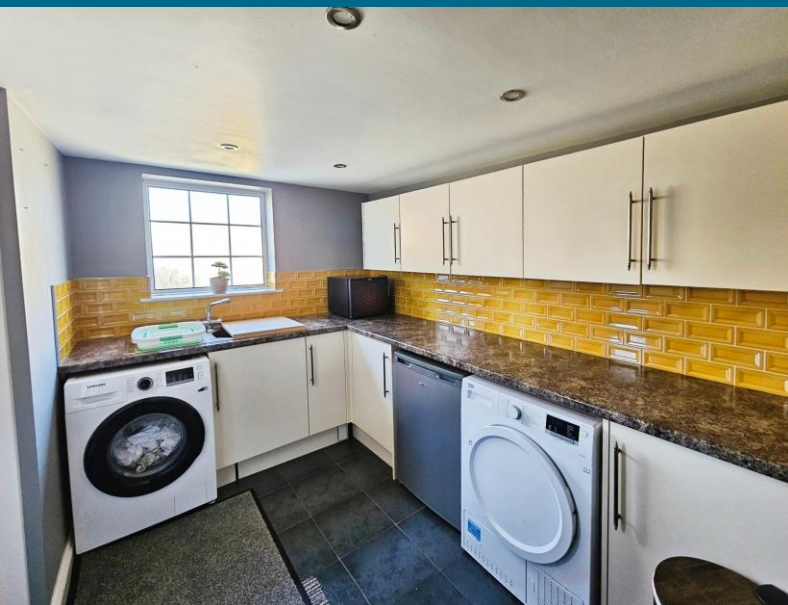
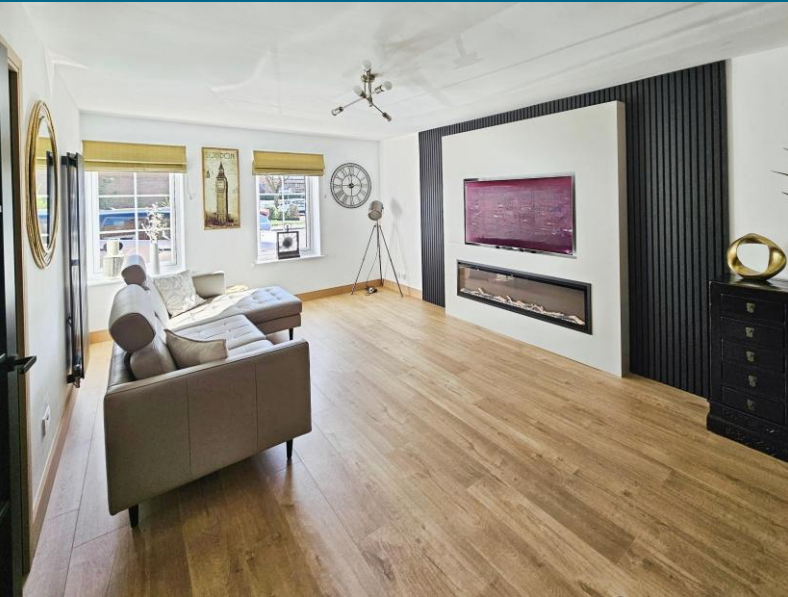
EPC RATING: C

BD008893SB/SJ01.04.2026.V.1

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Entrance

Via composite door.

Entrance Hallway

Laminate flooring, feature radiator.

Lounge 11'09ft x 17'00ft (3.58m x 5.18m) inc alcove

Two double glazed window to front, vertical wall radiator, feature medial wall, electric fire, television point.

Kitchen 10'00ft x 9'05ft into door recess (3.05m x 2.87m)

Double glazed window to rear, double radiator, fitted with a range of wall, floor and drawer units with co-ordinating roll edge surfaces, co-ordinating sink unit and drainer with mixer tap, tiled splash backs, built in electric fan assisted oven, gas hob with extractor fan above, integrated fridge and dishwasher, laminate flooring, coving to ceiling, door to:

Utility Room 7'07ft x 12'04ft (2.31m x 3.76m)

Double glazed window to rear, fitted wall and base units stainless steel sink unit, plumbed for washing machine, tiled flooring, door to garage door to rear garden.

Bedroom One 11'07ft x 12'02ft (3.53m x 3.71m)

Double glazed window to front, fitted wardrobes, single radiator.

Bedroom Two 9'10ft x 10'00ft (2.99m x 3.05m)

Double glazed window to rear, single radiator.

Bedroom Three 8'11ft x 8'09ft (2.72m x 2.67m)

Double glazed window to front, television point.

Bathroom 5'07ft x 6'09ft (1.70m x 2.06m)

Three piece white suite comprising of; panelled bath with mains shower over, wash hand basin and low level wc set in vanity unit, spotlights, double glazed window to side, heated towel rail, part tiling to walls, laminate flooring.

External

Multicar block paved driveway to front. Low maintenance garden to rear, patio area, gravelled, lawned area, pergola, electric points, water tap.

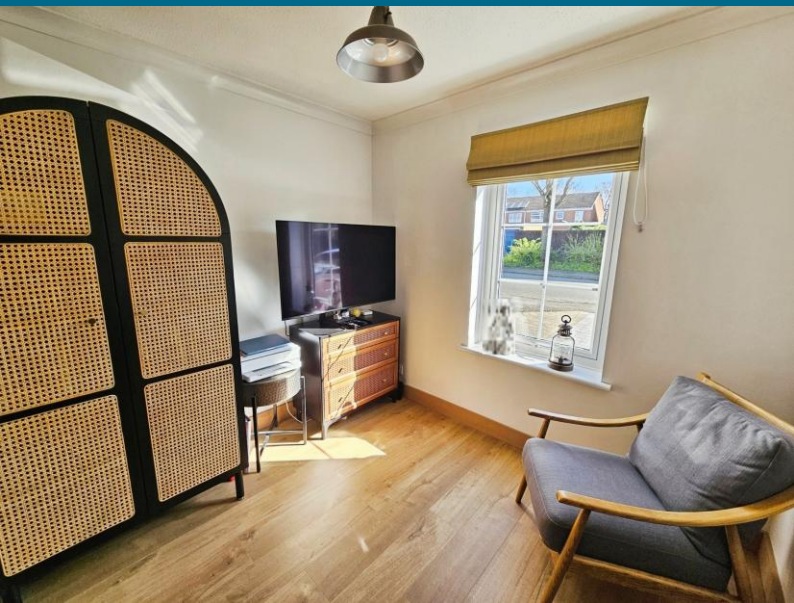
Garage 8'02ft x 7'11ft (2.48m x 2.41m)

Used for storage, converted for utility use.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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.

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.



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