



Crocus Drive | Blyth | NE24 4UE

£165,000

Presented to an exceptional show home standard, this exquisite two-bedroom semi-detached residence offers a superb blend of luxury, style, and everyday practicality. Occupying a sought-after position on the highly desirable Portland Wynd development, and benefiting from the exciting addition of Blyth's new train station nearby, this stunning home is perfectly suited to discerning first-time buyers, professionals, or those looking to downsize without compromising on quality. From the moment you arrive, the attention to detail and impeccable presentation are immediately apparent. Every room has been thoughtfully designed and beautifully finished, creating an elegant home that is ready to move straight into. The welcoming entrance hallway sets the tone for the accommodation and provides access to a stylish ground floor cloakroom/WC. The impressive lounge is flooded with natural light and offers a sophisticated yet relaxing space to unwind, complemented by a contemporary open staircase that enhances the feeling of space and modern design. To the rear of the property lies the true heart of the home—a beautifully appointed dining kitchen finished to an outstanding standard. Featuring sleek contemporary cabinetry, quality work surfaces, and integrated cooking space, it provides the perfect setting for both everyday living and entertaining. French doors effortlessly connect the interior with the landscaped rear garden, creating a seamless flow between indoor and outdoor living. The first floor continues to impress with two beautifully presented double bedrooms. The luxurious principal bedroom offers a tranquil sanctuary, while the second bedroom is equally versatile, ideal as an elegant guest room, stylish home office, or nursery. Completing the accommodation is a contemporary family bathroom, beautifully finished with a modern suite incorporating a bath with shower over, wash hand basin, and WC. Outside, the private rear garden has been thoughtfully maintained to provide a peaceful escape, perfect for outdoor dining, entertaining, or simply relaxing in attractive surroundings. To the front, a private driveway offers convenient off-street parking. Further benefits include gas central heating and double glazing throughout, ensuring comfort, warmth, and energy efficiency all year round.

RMS | Rook
Matthews
Sayer



2



1



2

**Outstanding Two Bedroom
Semi**

**Freehold, Council Tax Band
a, Epc Rating B**

**Stunning Westerly Facing
Garden**

**Mains Water, Sewage and
Electricity**

Downstairs WC

**Gas Heating, Fibre to
Premises Broadband**

Close To New Train Station

**Freehold, Council Tax Band
A, Epc Rating B**

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION:

ENTRANCE PORCH: UPVC Entrance Door

ENTRANCE HALLWAY: single radiator

DOWNSTAIRS CLOAKS/W.C.: low level WC, wash hand basin, double glazed window and single radiator.

LOUNGE: (front): 9'67 x 13'11, (2.94m x 3.99m), double glazed window to front, and double radiator.

KITCHEN: (rear): 14'37 x 9'29, (4.37m x 2.83m), double glazed window to rear, range of wall, floor and drawer units with coordinating roll edge work surfaces, coordinating sunk unit and drainer with mixer tap, built in oven with gas hob and extractor fan, integrated fridge freezer and washing machine.

FIRST FLOOR LANDING AREA: loft access

LOFT

FAMILY BATHROOM: panelled bath, wash hand basin, low level WC, and double glazed window to front, double radiator and part tiling to walls.

BEDROOM ONE: (rear): 10'59 x 12'18, (3.22m x 3.71m), double glazed window to rear, single radiator, and fitted wardrobes.

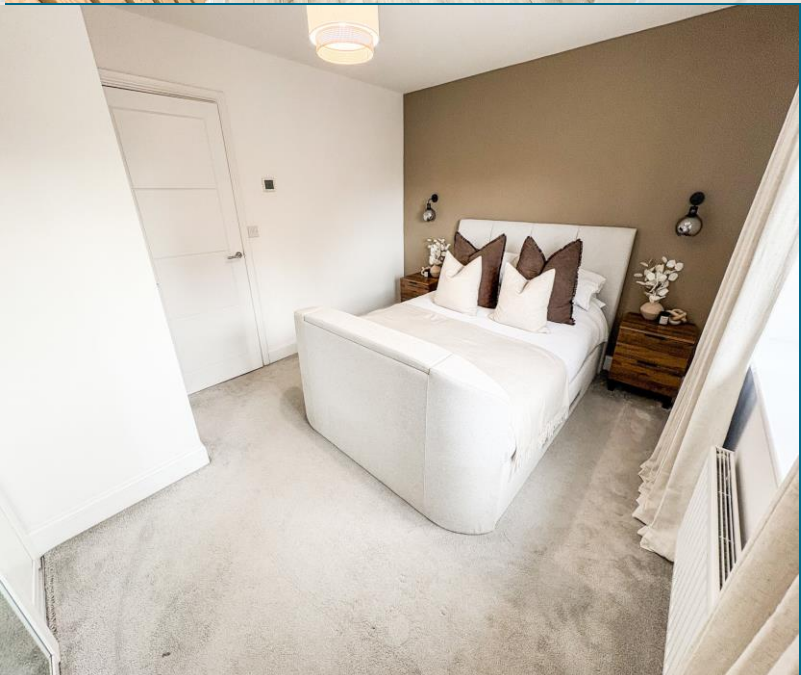
BEDROOM TWO: (front): 11'78 x 6'47, (3.59m x 1.97m), double glazed window to front, double radiator and fitted wardrobes.

EXTERNALLY: to the rear is westerly facing and laid mainly to lawn with patio area and garden shed. To the front is a driveway with off street parking

T: 01670 352 900

Blyth@rmsestateagents.co.uk

RMS | Rook
Matthews
Sayer



PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: Fibre to premises

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.

BUILDING WORKS

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

Outstanding building works at the property: No

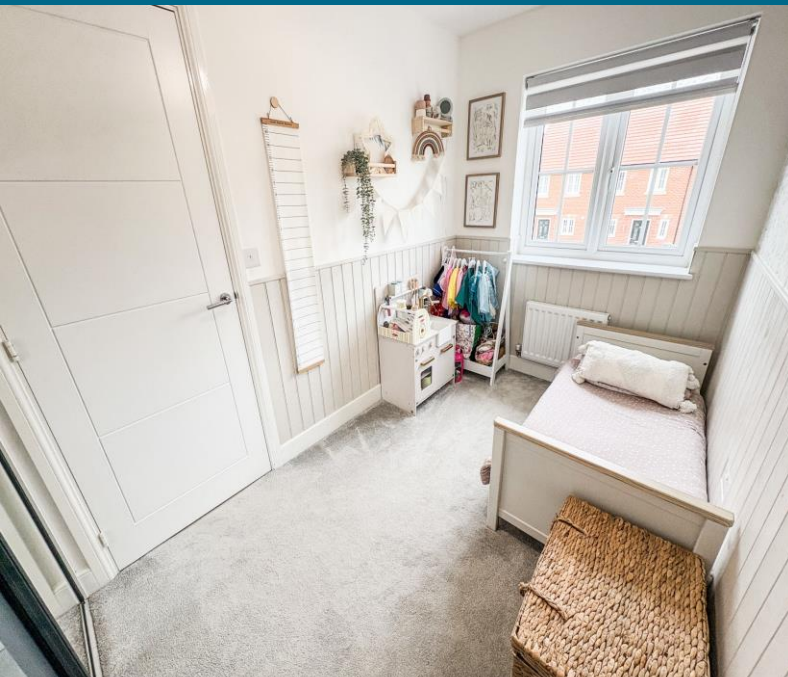
TENURE

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: A

EPC RATING: B

BL00012207.AJ.BH.08/07/2026.V.1



T: 01670 352 900

Blyth@rmsestateagents.co.uk

RMS | Rook
Matthews
Sayer



Score	Energy rating	Current	Potential
92+	A		96 A
81-91	B	82 B	
69-80	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.

T: 01670 352 900

Blyth@rmsestateagents.co.uk

RMS | Rook
Matthews
Sayer