



Fairways | Whitley Bay | NE25 9YG

£675,000

Six bedrooms, three en-suites and an extensive arrangement of reception rooms give this detached property a notably substantial layout. The entrance hallway provides an attractive introduction, with timber flooring, a seating area and a staircase leading to the first floor. The main living room features a fireplace with an inset gas fire and glazed double doors opening into the dining room. A further reception room occupies the front of the property, offering a separate space that could serve equally well as a snug, television room or study. The kitchen is fitted with an extensive range of cabinetry and contrasting dark worktops with a range of fitted appliances. A broad opening connects it to the dining room, where French doors open onto the rear garden. The largest reception room sits towards the rear of the property and is a particularly notable part of the accommodation. With two sets of French doors, timber flooring and space for substantial lounge furniture, it offers an entirely separate living area away from the main lounge. A utility room, ground-floor W.C and integral garage complete the ground floor. Upstairs, the six bedrooms are arranged around the first-floor landing. The principal bedroom benefits from French doors overlooking the rear and a private en-suite bathroom. Two further double bedrooms have their own en-suite shower rooms, while Bedrooms Four, Five and Six provide additional accommodation with great proportions. A contemporary family bathroom serves the remaining bedrooms. Outside, a substantial block-paved driveway provides generous off-street parking and leads to the integral garage, which is fitted with an electric roller door. To the front left of the property, established hedging encloses a separate paved seating area. The rear garden is predominantly paved, with space for outdoor dining and seating, alongside a detached timber garden building comprising a covered hot tub area and a separate sitting room.

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Six-Bedroom Detached House

**Four Distinct Reception Rooms, Including an
Expansive Rear Lounge**

Three En-Suites and Separate Bathroom

**Spacious Kitchen Opening into the Dining
Room**

Generous Block-Paved Driveway

Detached Timber Garden Building

Integral Garage with Electric Roller Door

Downstairs W.C

For any more information regarding the property please contact us today

ENTRANCE HALL: A light and welcoming entrance hallway. Entrance door, useful seating area, double glazed window, radiator, door to:

LIVING ROOM: 11'8" x 14'8" (3.57m x 4.48m) Box Bay with double glazed windows, feature fireplace with gas fire, radiator, decorative coving, double doors to dining room.

FRONT RECEPTION ROOM: 9'4" x 13'7" (2.83m x 4.14m) An additional reception room offering flexibility for a variety of uses. Double glazed window, radiator.

GROUND-FLOOR W.C: Fitted with a white W.C and vanity wash basin, mirrored wall cabinet, chrome heated towel rail, fully tiled walls.

KITCHEN: 14'2" x 13'4" (4.32m x 4.06m) Extensive range of Shaker-style wall, base and wall storage units with contrasting work surfaces, glazed display cabinets, open shelving and tiled splashbacks, double glazed window. Space for range-style cooker and gas hob, cooker hood above, one-and-a-half-bowl stainless steel sink with drainer, plumbing for dishwasher, under-cabinet lighting, decorative coving. Broad opening leading into the adjoining dining room.

DINING ROOM: 11'9" x 9'5" (3.57m x 2.87m) French doors providing access to the garden, radiator, decorative coving, double doors to living room.

UTILITY ROOM: Separate utility room with a fitted worktop, plumbing and space for a washing machine and tumble dryer. Provides internal access to the garage.

REAR RECEPTION ROOM: 21'7" x 13'1" (6.58m x 4.00m) An exceptionally spacious reception room featuring two sets of double-glazed French doors, double glazed windows, radiator.

EXTERNALLY: Extensive enclosed rear garden, predominantly paved to create a generous outdoor dining and entertaining area. Decorative gravel borders, timber fencing and gated access. French doors from the dining room and rear reception room open directly onto the paved area.

GARDEN ROOM: Substantial timber-clad garden outbuilding incorporating an open-fronted covered hot tub area and a separate enclosed garden room accessed through glazed double doors. The garden room is currently furnished as an additional sitting and entertainment space, with timber-panelled walls and ceiling.

FRONT EXTERNAL: Generous block-paved driveway providing off-street parking, with access to the integral garage. A separate enclosed paved seating area is positioned to the front left of the property, screened by established hedging and complemented by decorative gravel borders.

GARAGE: 19'0" x 11'6" (5.78m x 3.52m) Spacious integral garage with electric roller door.

BEDROOM ONE: 13'4" x 14'1" (4.08m x 4.29m), plus storage cupboards. A particularly spacious bedroom with glazed French doors and adjoining windows overlooking the rear, radiator, carpeted flooring, door to:

EN-SUITE BATHROOM: 9'7" x 7'6" (2.91m x 2.28m) Bath with shower attachment and glazed shower screen, vanity washbasin, W.C, heated towel rail, illuminated wall mirror, fully tiled walls, double glazed window.

BEDROOM TWO: 11'6" x 15'1" (3.50m x 4.61m) A spacious double bedroom with double glazed window, radiator, door to:

EN-SUITE SHOWER ROOM: 8'3" x 3'11" (2.52m x 1.19m) Glazed shower enclosure, vanity washbasin, W.C, heated towel rail, illuminated mirror, tiled walls, double glazed window.

BEDROOM THREE: 11'8" x 12'8" (3.56m x 3.87m) including storage cupboards. Double bedroom with double glazed window, radiator, door to:

EN-SUITE SHOWER ROOM: 6'6" x 6'7" (1.98m x 2.01m) Glazed shower enclosure, vanity washbasin, W.C, illuminated mirror, fully tiled walls.

BEDROOM FOUR: 11'11" x 10'2" (3.64m x 3.10m) Double bedroom with double glazed window, radiator.

BEDROOM FIVE: 8'5" x 9'7" (2.56m x 2.93m), plus storage cupboards. Currently arranged as an additional sitting room. Double glazed window, radiator.

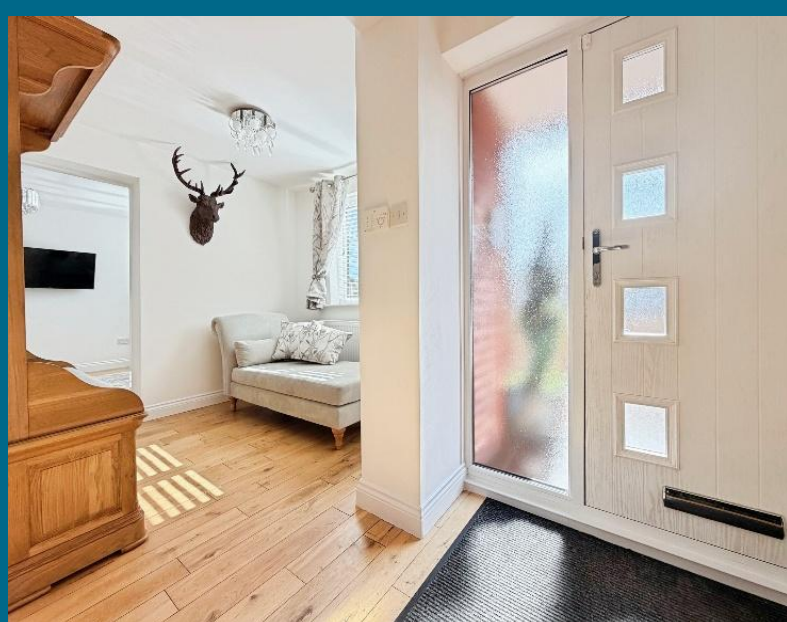
BEDROOM SIX: 7'7" x 9'10" (2.31m x 3.00m), plus storage cupboards. Currently arranged as a home office. Double glazed window, radiator.

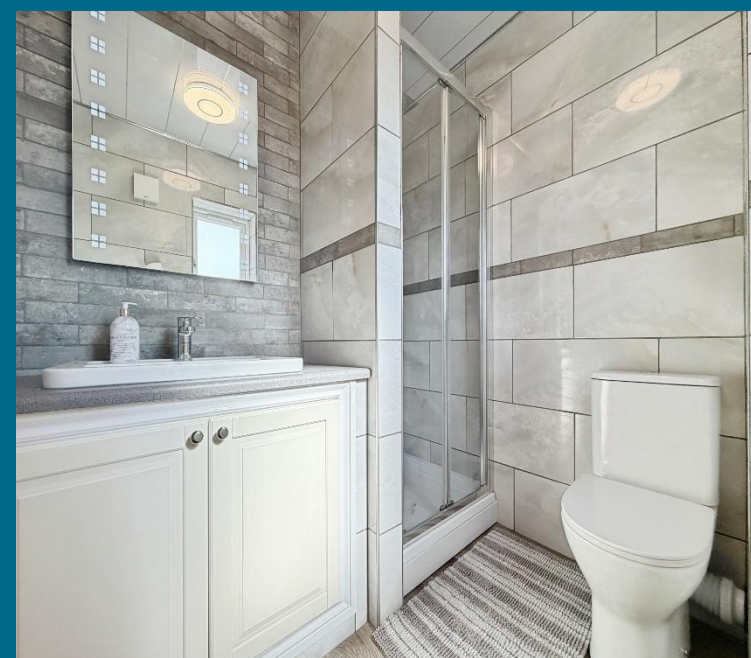
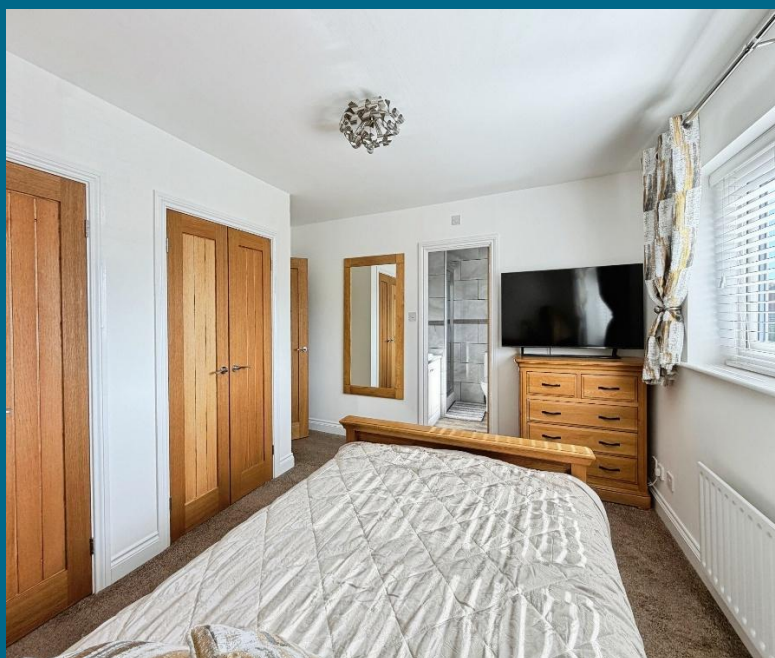
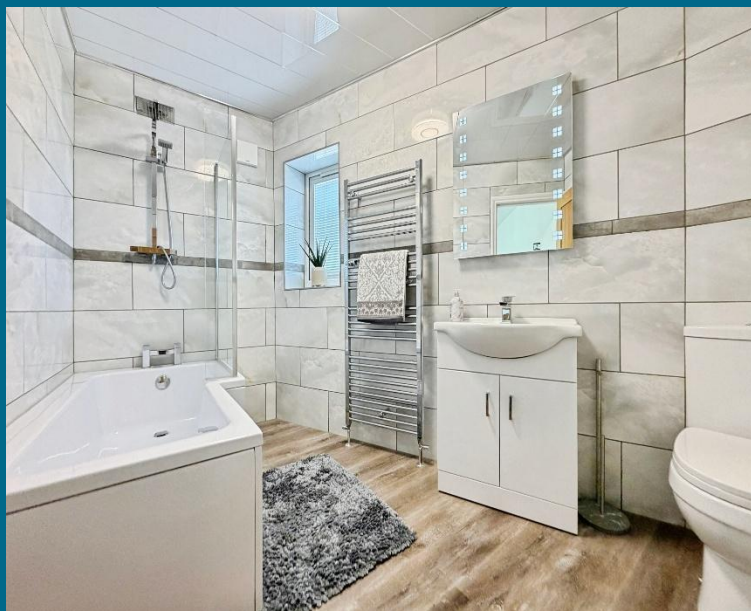
BATHROOM: 5'6" x 10'1" (1.68m x 3.07m) Panelled bath with overhead shower and glazed screen, vanity washbasin, W.C, heated towel rail, fully tiled walls and flooring, double glazed window.

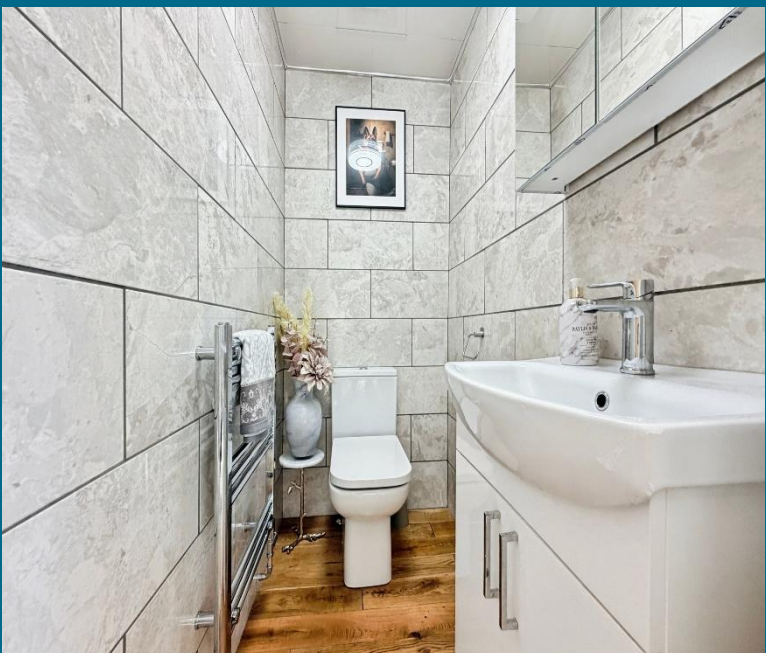
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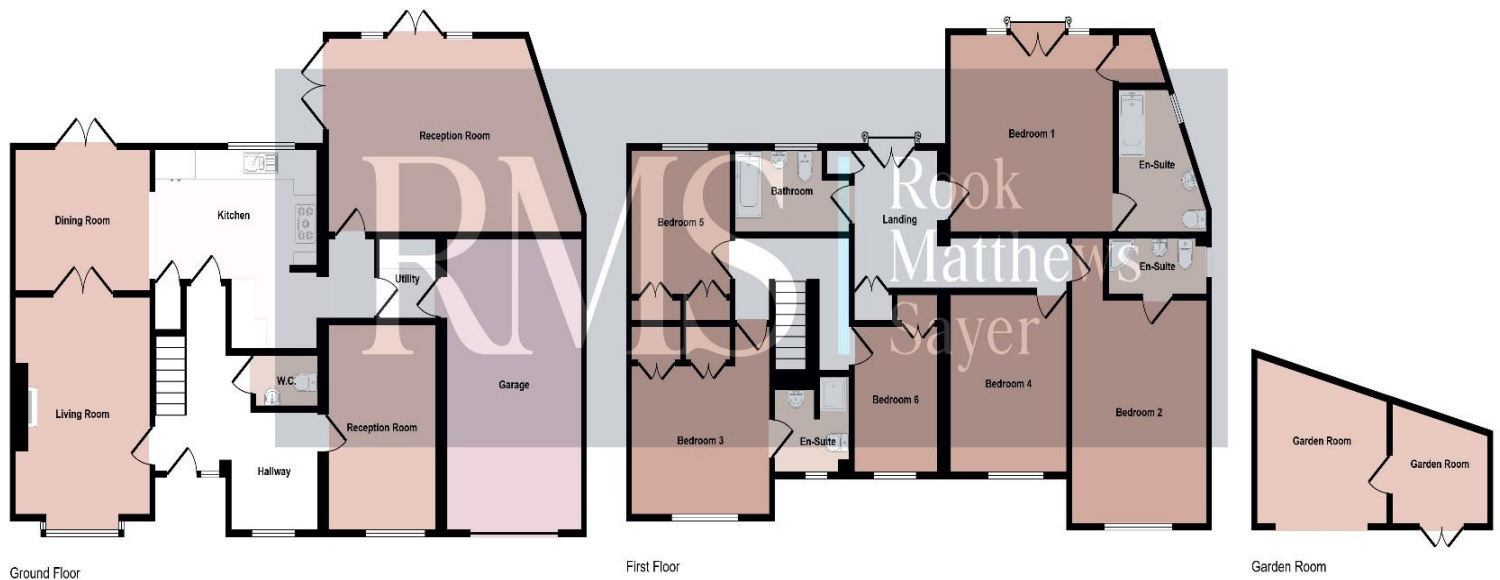
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This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Simple 360.

PRIMARY SERVICES SUPPLY

Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Mains
Broadband: FTTP
Mobile Signal Coverage Blackspot: No
Parking: Garage/Driveway

MINING

The Northeast 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.

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

Agents Note: "Please note that a non-refundable AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks".

COUNCIL TAX BAND: F

EPC RATING: C

WB4069. TJ.DB.24.09.2026. V.1

Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C	78 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.

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