Middle Green | Whitley Bay | NE 25 9SF

£360,000

Beautifully extended and thoughtfully reconfigured, this attractive semi-detached home offers an exceptional level of flexibility, combining generous living space with a layout designed to adapt to a wide variety of lifestyles, this is a home that delivers far more than first meets the eye. A welcoming entrance porch leads into the central hallway before opening into an impressive bay-fronted living room, where generous proportions and a feature fireplace create a warm and inviting focal point. A separate study provides the perfect home office, tucked away from the main living accommodation while equally suited as a snug, hobby room or playroom. To the rear, the property opens into a superb open plan dining kitchen fitted with sleek contemporary cabinetry, integrated appliances, extensive work surfaces and dining space. Large bi-fold doors and sliding doors flood the room with natural light and create a seamless connection with the landscaped rear garden, making this an outstanding space for both everyday living and entertaining. One of the home's most impressive features is the converted garage, now providing a spacious ground floor double bedroom complete with a stylish en-suite shower room. Whether used as guest accommodation, a principal bedroom, accommodation for a dependent relative or additional reception space, it adds an exceptional level of versatility rarely found in properties of this style. The first floor continues the generous proportions with two excellent double bedrooms, including a spacious bay-fronted principal bedroom, complemented by a beautifully appointed bathroom finished with contemporary tiling and a modern white suite. Outside, the landscaped rear garden has been carefully designed to provide several distinct seating areas. A covered pergola creates a sheltered outdoor entertaining space directly outside the dining kitchen before leading onto a lawn with mature planted borders and a further private seating area beyond. To the front, a generous driveway provides ample off-street parking. Positioned within highly sought-after West Monkseaton, the property enjoys easy access to excellent local schools, shops, Metro services, transport links and the beautiful North Tyneside coastline, creating an outstanding opportunity to purchase a stylish home in one of the area's most desirable residential locations.

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Three-Bedroom Semi-Detached Home

Spacious Bay-Fronted Living Room with Feature Fireplace

Stunning Open-Plan Dining Kitchen with Bi-folding Doors to Garden

Beautifully Landscaped Garden with Covered Pergola

Generous Driveway Providing Ample Parking

Highly Sought-After West Monkseaton Location

Ground Floor Double Bedroom with Modern En-Suite

Separate Study Ideal For Home Working

For any more information regarding the property please contact us today

PORCH: Front entrance door, double glazed windows, door to:

ENTRANCE HALLWAY: Entrance door, staircase to first floor, door to:

LIVING ROOM: 20'1" x 12'0" (6.12m x 3.65m) Double glazed bay window with fitted shutters, feature fireplace with inset multi-fuel stove, radiator, open plan with dining kitchen, doorway to:

STUDY: 7'10" x 7'2" (2.39m x 2.19m) Double glazed window, radiator, under stairs cupboard.

DINING KITCHEN: 18'7" x 10'3" (5.67m x 3.12m) Double glazed window, contemporary range of wall and base units, integrated double oven, gas hob with cooker hood, integrated fridge freezer, integrated dishwasher, sink unit with mixer tap, ample dining space, radiators, bi-fold doors and separate sliding doors opening onto the rear garden.

BEDROOM THREE: 10'8" x 7'2" (3.26m x 2.19m) Double glazed window, radiator, door to:

EN-SUITE: Walk-in shower enclosure, wash hand basin with vanity unit, low level WC, tiled walls and floor, towel radiator, Velux window.

LANDING: Loft access hatch, door to:

BEDROOM ONE: 12'4" x 11'11" (3.76m x 3.64m) Plus storage cupboard/wardrobe. Double glazed bay window, radiator.

BEDROOM TWO: 11'5" x 6'9" (3.47m x 2.06m) Double glazed window, radiator.

BATHROOM: 7'10" x 7'1" (2.38m x 2.15m) Double glazed windows, panelled bath with shower over and glass screen, wash hand basin with vanity storage, low level WC, towel radiator, tiled walls and floor.

EXTERNAL: Large driveway providing ample off-street parking to the front. Landscaped rear garden incorporating a covered pergola seating area, lawn, mature planted borders, and seating area.

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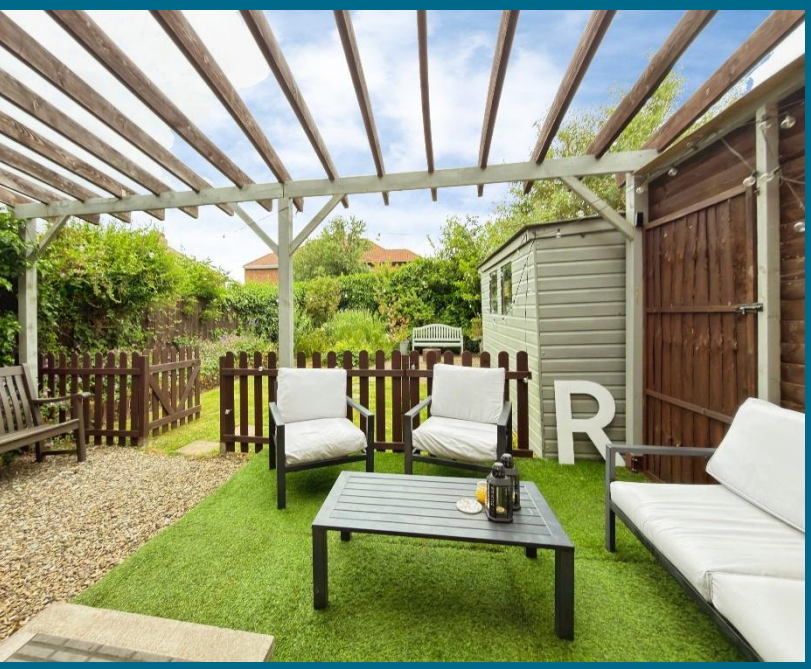

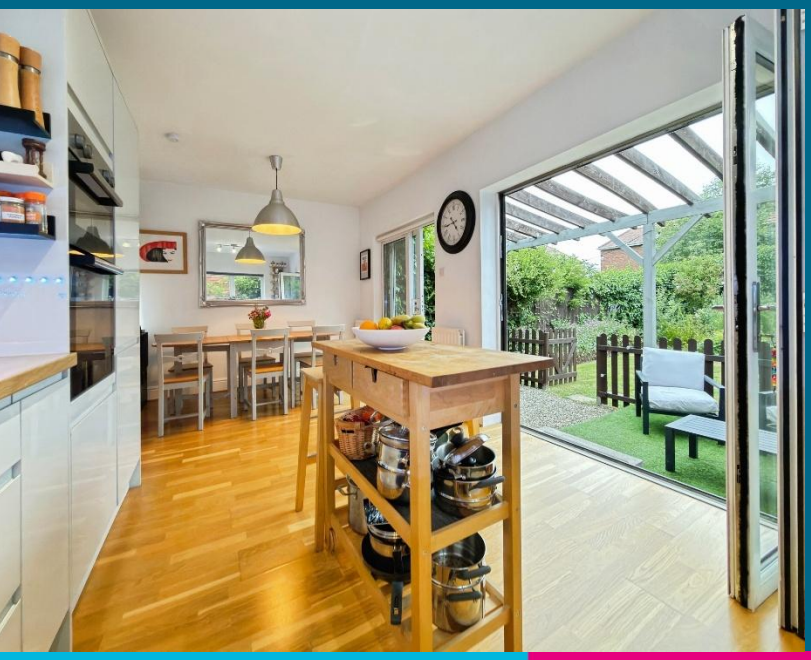

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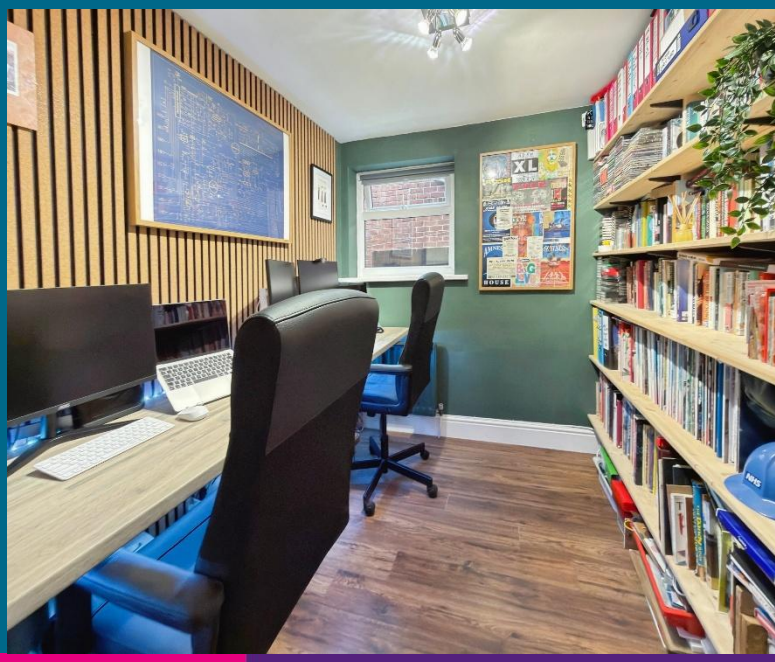

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This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites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

PRIMARY SERVICES SUPPLY
Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Mains
Broadband: Cable
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.

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: D

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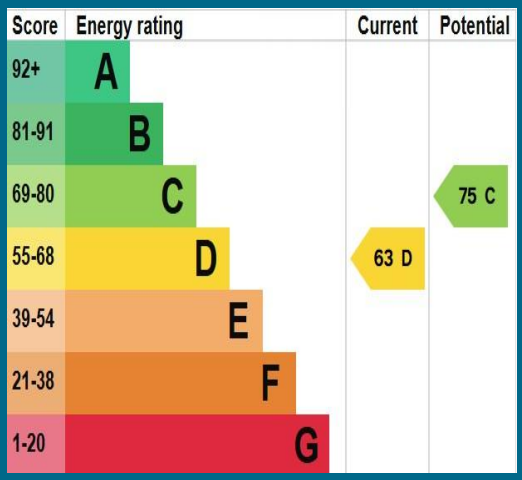

Money Laundering Regulations – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

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The Property Ombudsman

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