



Meadowfield | Ashington | NE63 9TR

£120,000

This terraced bungalow offers practical and well-presented accommodation throughout. The property briefly comprises an entrance porch, a spacious lounge, fitted kitchen, two bedrooms and a bathroom. Bedroom one benefits from a range of fitted wardrobes and storage units. Externally, there are low-maintenance gardens to both the front and rear, with direct access to a single garage providing light and power. A comfortable home suited to those looking for single-level living.

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Terraced Bungalow

Spacious Lounge with Full-Length Window

Two Well-Proportioned Bedrooms

Fitted Kitchen with Ample Storage Units

Low-Maintenance Front and Rear Gardens

Single Garage with Light, Power and Rear Access

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION:

ENTRANCE PORCH: Door to side, storage cupboard, wood effect flooring

LOUNGE: 15'4 (4.69) x 12'0 (3.67)
Full-length double-glazed window.

KITCHEN: 13'3 (4.03) x 7'0 (2.15)
Double glazed rear window, fitted with a range of wall floor and drawer units with roll edge worktops, splashbacks, ceramic sink and drainer with mixer taps, cooker point, wood effect flooring, gas ducted air heating unit.

BATHROOM: 5'6 (1.67) x 5'2 (1.56)
Double glazed frosted rear window, three-piece suite comprising panelled bath, pedestal wash hand basin and wc, fully tiled walls, wood effect flooring

BEDROOM ONE: 18'4 (5.6) x 8'2 (2.49)
Double glazed rear window, fitted with a range of wardrobes, drawer, overhead and draer units with matching dressing table.

BEDROOM TWO: 10'3 (3.13) x 8'2 (2.49)
Double glazed rear window.

EXTERNALLY: Front garden: Low maintenance

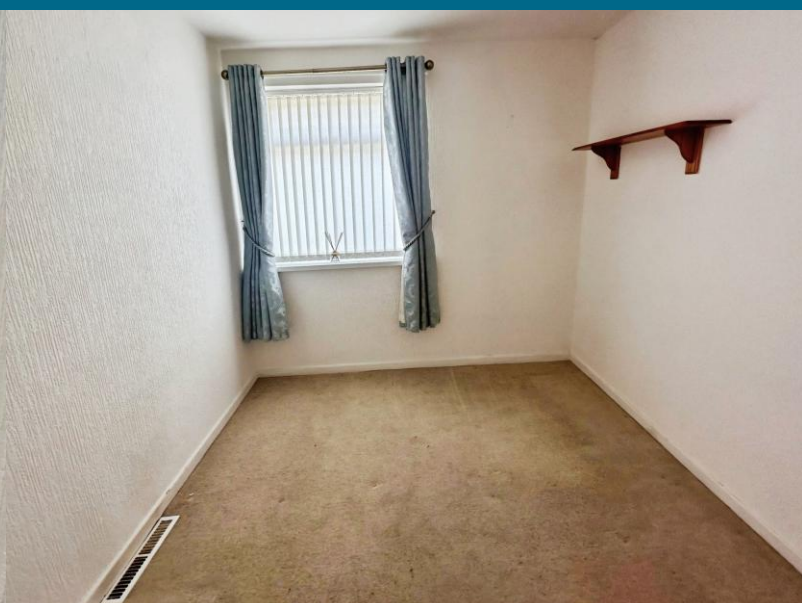
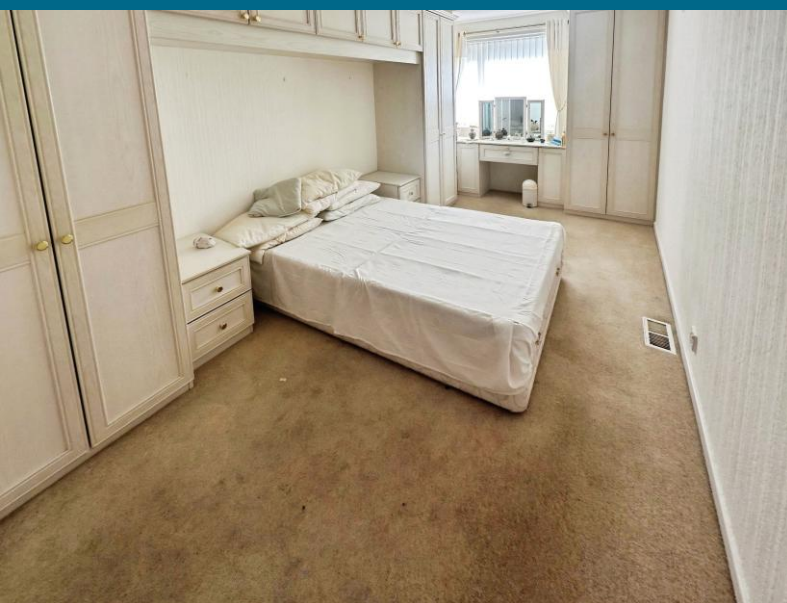
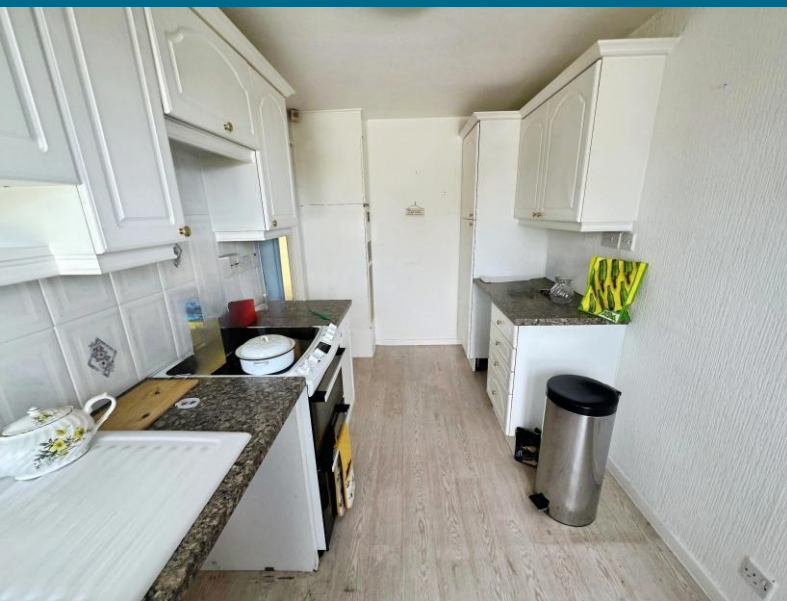
Rear garden: Low maintenance with access door to the garage

Garage: 16'4 (4.98) x 8'4 (2.55) single garage with up and over door with light and power points, access door to the rear.

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PRIMARY SERVICES SUPPLY

Electricity: TBC

Water: TBC

Sewerage: TBC

Heating: TBC

Broadband: TBC

Mobile Signal Coverage Blackspot: No

Parking: Garage/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: A

EPC RATING: C

Version one 09/10/2026 FG/GD AS00010777



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Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C		
55-68	D	63 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.

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.