

Aldborough Street | Blyth | NE24 2ET

£110,000

Offering well-presented accommodation throughout and featuring a recently refitted kitchen, this impressive three-bedroom home enjoys a convenient location close to local amenities and transport links The accommodation comprises a welcoming hallway, comfortable lounge, and a stunning recently refitted kitchen/diner featuring integrated appliances and an induction hob. Doors from the kitchen lead to the rear yard, providing valuable off-street parking and access to an outhouse. The first floor offers three bedrooms together with a family bathroom. Early viewing is highly recommended to fully appreciate everything this excellent property has to offer.

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Gorgeous Three-Bedroom House

Freehold, Council Tax Band A, Epc Rating C

Recently Refitted Kitchen /Diner

Mains Water, Electricity and Sewage

Rear Yard with Off Street Parking and Outhouse

Gas Heating, Fibre to Premises Broadband

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION:

ENTRANCE: UPVC Entrance door

ENTRANCE HALLWAY: stairs to first floor landing

LOUNGE: (front): 14'86 x 14'30, (4.52m x 4.32m), double glazed window to front, double radiator, fire surround with electric inset and hearth, and coving to ceiling.

KITCHEN: (rear): 14'71 x 17'48, (4.48m x 5.32m), double glazed window to rear, double radiator, range of wall, floor and drawer units with coordinating roll edge work surfaces, coordinating sink unit and drainer with mixer tap, tiled splash backs, electric fan assisted double oven with extractor fan above, integrated fridge freezer, washing machine and dishwasher, built in cupboard and doors to rear yard.

LOFT: Pull down ladders.

FAMILY BATHROOM: 3-piece suite comprising, panelled bath, shower over, low level wc, double glazed window to rear, heated towel rail, and tiled flooring.

BEDROOM ONE: (rear): 14'83 x 10'36, (4.52m x 3.15m), double glazed window to rear, single radiator and built in cupboards.

BEDROOM TWO: (front): 14'86 x 8'99, (4.522m x 2.75m), double glazed window to front, double radiator, and coving to ceiling.

BEDROOM THREE: (front): 10'38 x 8'74, (2.66m x 3.16m), double glazed window to front, single radiator, and coving to ceiling.

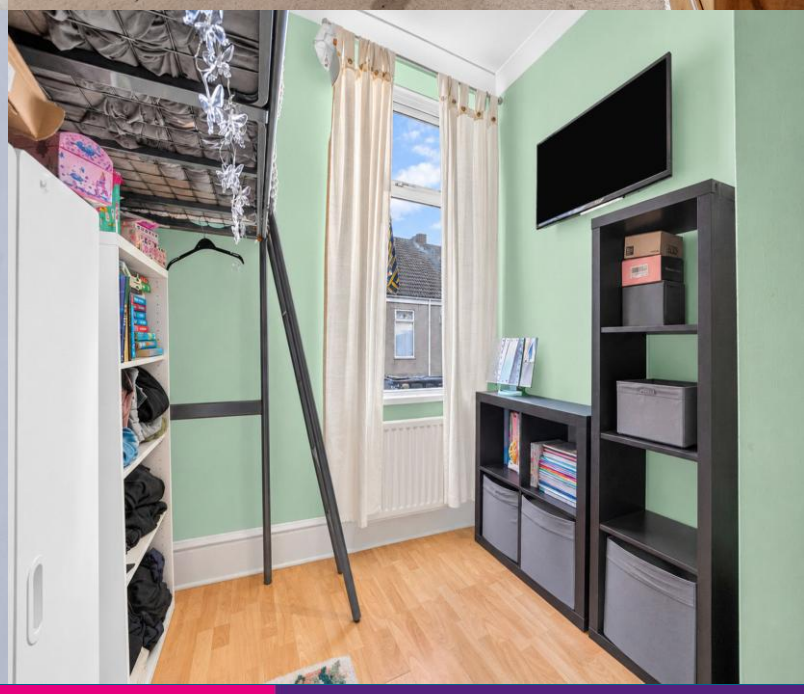
EXTERNALLY: to the rear is off street parking and a yard.

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PRIMARY SERVICES SUPPLY
Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Mains Gas
Broadband: Driveway/on street
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.

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

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.

COUNCIL TAX BAND: A

EPC RATING: C

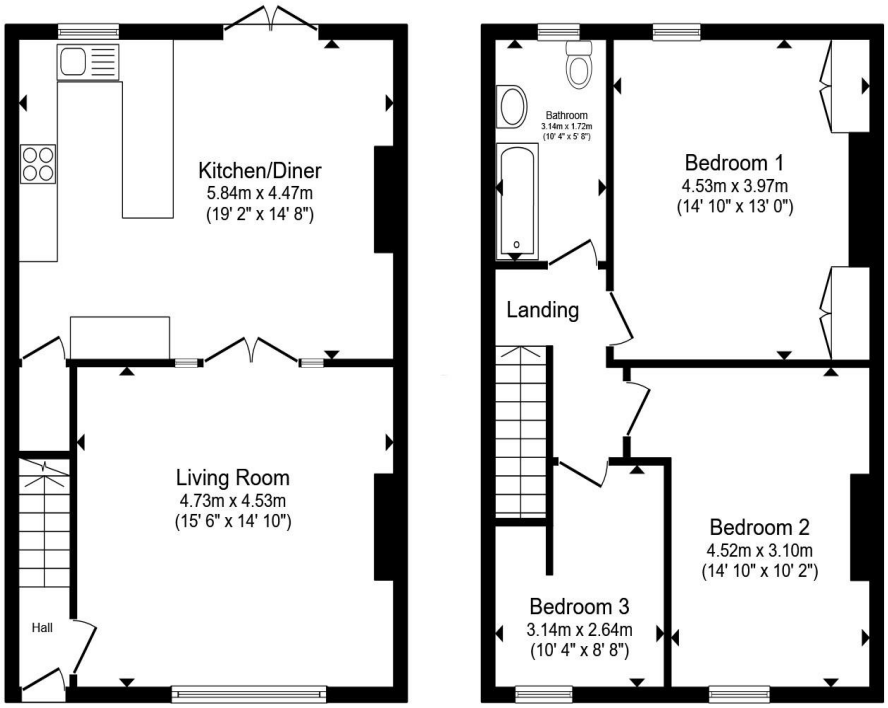
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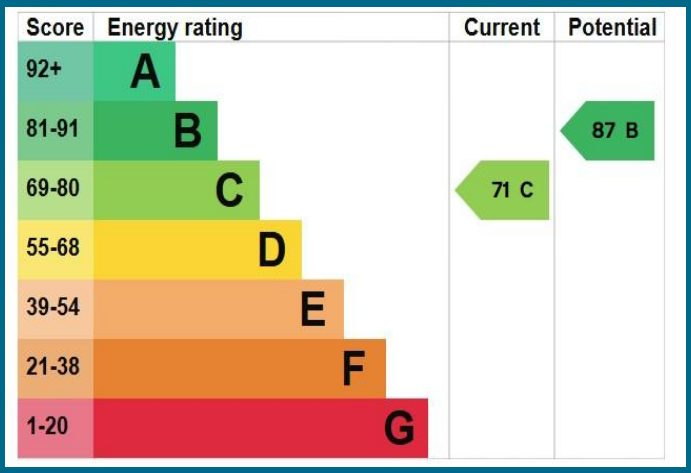
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Total floor area 106.9 m² (1,150 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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The Property Ombudsman

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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