

Beaufront Walk | Blyth | NE24 4GD

£230,000

Offering everything a growing family could need, this beautifully presented three-bedroom detached house boasts spacious interiors, a fantastic rear garden and excellent parking facilities. Ideally located close to the new train station, this attractive home provides well-planned accommodation throughout and is perfectly suited to modern family life. The accommodation briefly comprises: entrance hallway, generous lounge, stylish kitchen/diner, utility room and convenient ground floor W.C. To the first floor there are three well-proportioned bedrooms, with the principal bedroom benefiting from an en-suite shower room, together with a family bathroom. Externally, the property enjoys a front garden, driveway providing off-street parking for two vehicles leading to the garage, and a beautiful rear garden offering an excellent space for outdoor entertaining, relaxation and family enjoyment. Conveniently positioned for access to local amenities, schools, transport links and the new train station, this superb detached home presents a fantastic opportunity for buyers seeking space, comfort and convenience in a sought-after location. Early viewing is highly recommended.

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Gorgeous Three Bedroom Detached

Close To New Train Station

Garage And Off-Street Parking for Two Cars

Downstairs W.C, Utility and En Suite

Gas Heating, Fibre to Premises Broadband

Mains Water, Electricity and Sewage

Freehold, Council Tax band C

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION:

ENTRANCE PORCH: Composite entrance door

ENTRANCE HALLWAY: stairs to first floor landing and single radiator.

DOWNSTAIRS CLOAKS/W.C.: low level wc, wash hand basin, tiling to walls and double radiator.

LOUNGE: (front): 12'45 x 9'75, (3.79m x 2.97m), double glazed window to front, and double radiator.

KITCHEN: (rear): 16'35 x 8'81, (4.98m x 2.68m), double glazed window to rear, double radiator, range of wall, floor and drawer units with coordinating roll edge work surfaces, ceramic sink unit and drainer with water filter tap, tiled splash backs, oven and gas hob with extractor fan above, integrated fridge freezer and wine fridge, dishwasher and microwave, as well as a built in cupboard and doors to rear garden.

UTILITY ROOM: 5'20 x 5'78, (1.58m x 1.76m), Fitted wall and base units, stainless steel sink unit, integrated washing machine and door to rear.

FAMILY BATHROOM: 3-piece suite comprising, panelled bath, shower over, wash hand basin low level wc, double glazed window to rear, double radiator, part tiling to walls,

BEDROOM ONE: (front): 9'81 x 13'21, (2.99m x 4.02m), double glazed window to front, double radiator, and fitted wardrobes

EN-SUITE SHOWER ROOM: double glazed window to rear, low level wc, wash hand basin, shower cubicle, part tiling to walls and heated towel rail.

BEDROOM TWO: 10'47 x 8'50, (3.19m x 2.59m), double radiator

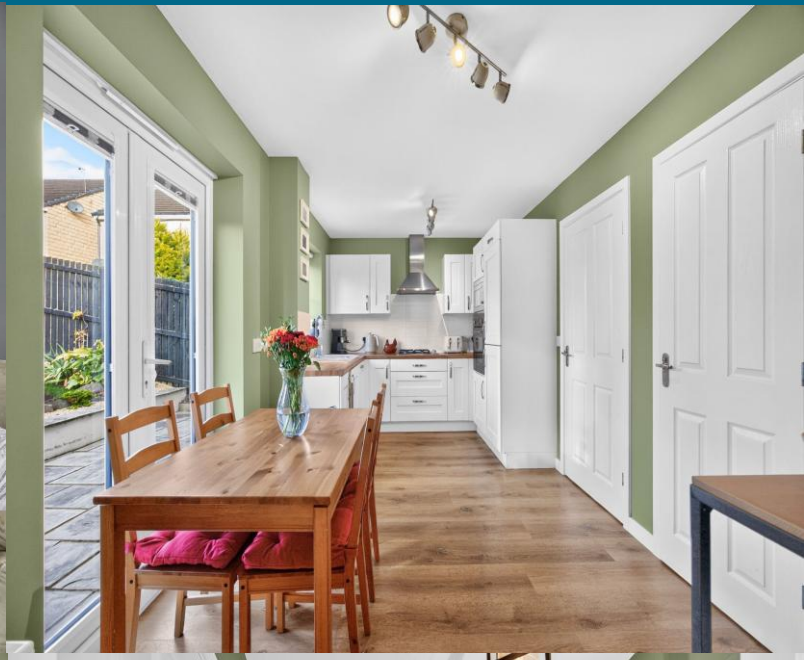
BEDROOM THREE: (rear): 9'17 x 9'05, (2.79m x 2.75m), double glazed window to rear, double radiator, and fitted wardrobes.

EXTERNALLY: to the front is a garage with off street parking for up to two vehicles as well as grass and an electric car charger, to the rear is a landscaped gravel patio area at the top of the garden with bushes and shrubs as well as grass. There is also rear access to the property via the side gate.

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PRIMARY SERVICES SUPPLY
Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Mains Gas
Broadband: Fibre to premises
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.

BUILDING WORKS
Any known planning permissions or proposals in the immediate locality: No
Outstanding building works at the property: No

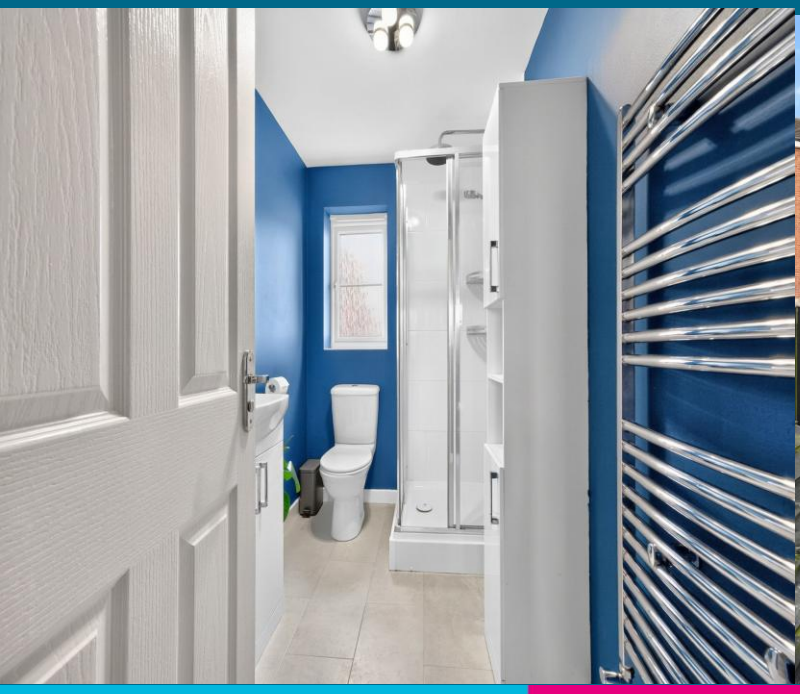
TENURE
Freehold – It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser

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: C

EPC RATING: C

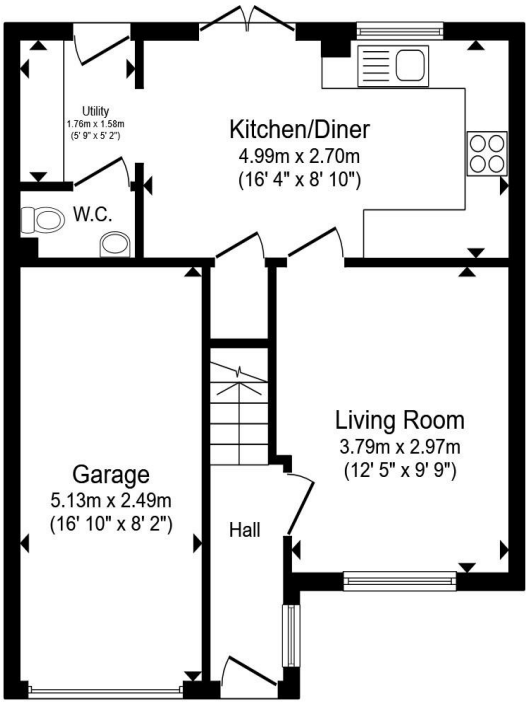
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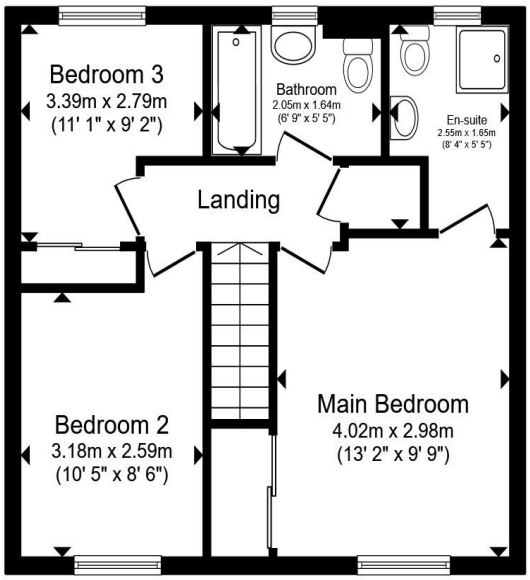


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Ground Floor

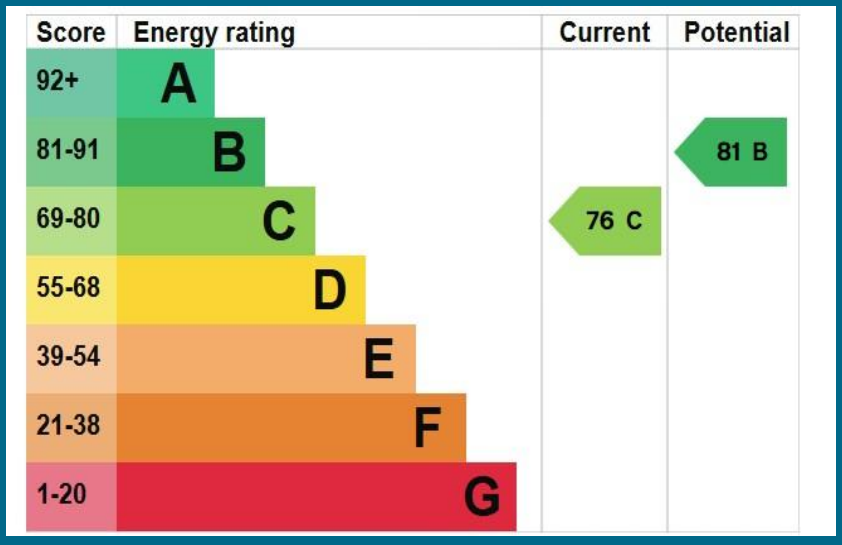


First Floor

Total floor area 92.7 m² (998 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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