

Elder Square | Ashington | NE63

£125,000

A fantastic opportunity to purchase this beautifully refurbished two-bedroom house, recently renovated to a high standard throughout, offering stylish and spacious accommodation ready to move straight into. Modern flooring, contemporary décor and quality finishes combine to create an attractive home ideal for a range of buyers.

The property briefly comprises an entrance porch leading into the hallway, a generous lounge with built-in storage and feature archway through to the dining room. The kitchen is fitted with a range of wall and base units, integrated electric oven and hob, and enjoys access to a useful utility room. Completing the ground floor is a modern family bathroom fitted with a white three-piece suite and mains shower over the bath.

To the first floor are two bedrooms, including a spacious principal bedroom.

Externally, the property benefits from a lawned front garden with walled boundaries, while to the rear there is a private enclosed yard with outhouse storage.

Having been recently refurbished to a high standard early viewing is highly recommended.

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Two Bedroom House Turnkey Ready

Spacious Lounge/Dining Room

Modern Ground Floor Bathroom

Galley Kitchen

Utility Room

Private Rear Yard with Outhouse

No Onward Chain

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION:

ENTRANCE PORCH: Double glazed side window, UPVC Glazed entrance door

ENTRANCE HALLWAY: Stairs to first floor landing, modern flooring.

LOUNGE: 14'11 (4.55) into alcove x15'11 (4.85)
Double glazed front window, radiator, modern flooring, built in storage cupboard, television point, spotlights, arch through to:

DINING ROOM: 18'3 (5.56) x 7'10 (2.39)
Double glazed rear window radiator, spotlights, modern flooring.

KITCHEN: Two double glazed rear windows, radiator, range of wall, floor an drawer units with coordinating roll edge work surfaces, stainless stell sink unit and drainer with mixer tap, built in electric fan assisted oven, electric hob, modern flooring.

UTILITY ROOM: 4'0 (1.21) x 4'11 (1.50)
Plumbed for washing machine, space for fridge freezer.

DOWNSTAIRS BATHROOM: 4'8 (1.42) X 9'8 (2.95)
3 piece white suite comprising: panelled bath, mains shower over, wash hand basin, low level wc, radiator, modern flooring, cladding to walls, double glazed rear window.

FIRST FLOOR LANDING AREA: Double glazed rear window.

BEDROOM ONE: 16'0 (4.88) x 9'0 (2.74)
Double glazed front window, radiator, coving to ceiling.

BEDROOM TWO: 8'11 (2.72) down to 5'7 (1.70) x 12'7 (3.84)

EXTERNALLY: FRONT GARDEN: Laid mainly to lawn, walled surrounds.
PRIVATE REAR YARD – with outhouse.

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PRIMARY SERVICES SUPPLY
Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Mains
Broadband: Other
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: D

GD/FG VERSION ONE 13/11/2026 AS00010797

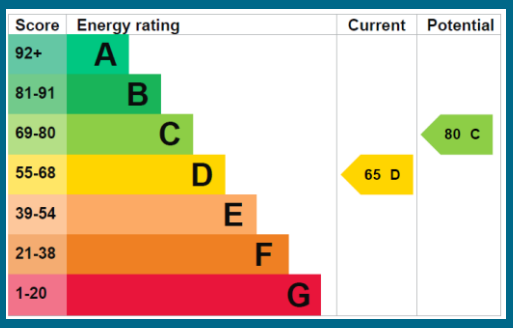


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The Property Ombudsman

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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