

Ingoe Close | Blyth | NE24 5EG

# £130,000

This fantastic well presented three bedroom family end-link home is being sold with the benefit of no upper chain. Not overlooked to the front and close to local bus routes, shops and school. Private and enclosed rear yard with garage. The property briefly comprises :Entrance hallway, lounge/diner with fireplace, opening into the modern fitted kitchen and downstairs WC. Three bedrooms to the first floor and bathroom WC. Excellent sized family home, Interest in this property will be high call 01670 352900 or email Blyth@rmsestateagents.co.uk to arrange your viewing.

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3 1 1

**End Link**

**Three Bedrooms**

**No Upper Chain**

**Downstairs W.c**

**Rear Yard with Acces to Garage**

**Gas Heating & Double Glazing**

For any more information regarding the property please contact us today









**T: 01670352900**
blyth@rmsestateagents.co.uk

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**ENTRANCE**: Upvc entrance door:

**ENTRANCE HALLWAY:**Stairs to first floor, storage cupboard, single radiator:

**DOWNSTAIRS CLOAKS/W.C.:** Double glazed window low level w.c

**LOUNGE:** (front): 13'55 x 15'0, (4.13m x 457m), max measurements into recess. Double glazed window to front, fire surround, coving to ceiling.

**DINING ROOM:** (rear): 10'03 x 10'04 (3.05m x 3.06m) Double glazed window to rear, coving to ceiling, single radiator.

**KITCHEN:** (rear): Double glazed window to rear, range of wall, floor and drawers units with roll top work surfaces, stainless steel sink and drainer unit with mixer taps, tiled splashbacks, built in oven with gas hob, built in microwave, plumbed for washing machine.

**FIRST FLOOR LANDING AREA:** Loft access, built in storage cupboard.

**FAMILY BATHROOM:** White suite comprising panelled bath, wash hand basin set in vanity unit, shower cubicle, low level, spotlights, heated towel rail, cladding to walls, double glazed window to rear. .

**BEDROOM ONE:** (front): 11'53 x 8.96, (3.51m x 2.73m), min. measurements in excluding recess. Double glazed window to front, fitted wardrobes, built in cupboard.

**BEDROOM TWO:** (rear): 9'36 x 11'54, (2.85m x 3.51m), min. measurements excluding recess. Double glazed window to rear, built in cupboard, radiator.

**BEDROOM THREE:** (front): 9'66 x 8'30 (2.94m x 2.52m) Max. measurements into recess. Double glazed window to front, radiator.

**EXTERNALLY:** Rear yard with off street parking and garage.

**PRIMARY SERVICES SUPPLY**
Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Gas Heating
Broadband: Fibre to Premises
Mobile Signal Coverage Blackspot: No
Parking: Garage

**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

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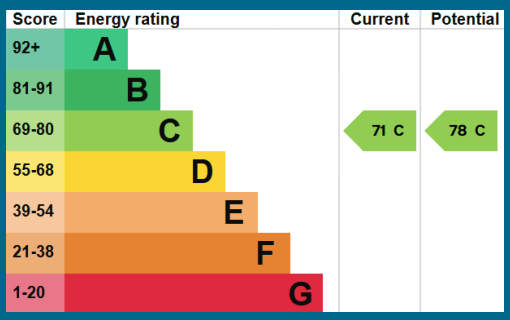


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**Money Laundering Regulations** – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use 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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