Burnley Street, Blaydon, Tyne And Wear, NE21 4DD

Beautifully presented two bedroom terraced house on the ever popular Burnley Street in Blaydon. The property comprises of entrance hall, lounge, dining room and kitchen to the ground floor. To the first floor there is a spacious landing leading to two bedrooms and a modern white suite bathroom. Externally there is an enclosed yard to the rear and lawned garden to the front. Parking is available on street. A viewing is essential to appreciate all this lovely feel home has to offer. Awaiting EPC Rating.

Terraced House

Two Bedrooms

Two Reception Rooms

Beautifully Presented

Viewing Essential

Awaiting EPC

£120,000

Lounge *13' 9" x 12' 4" (4.20m x 3.75m) max*
Feature gas fire with surround, under stairs storage cupboard.

Dining Room *15' 9" x 6' 6" (4.81m x 1.98m)*

Kitchen *11' 7" x 6' 8" (3.54m x 2.03m)*
Features a range of wall and base units, and space for freestanding appliances.

Bedroom 1 *12' 8" x 10' 11" (3.85m x 3.32m)*
Fitted storage cupboard.

Bedroom 2 *9' 1" x 9' 7" (2.78m x 2.91m) max*

Family Bathroom *11' 7" x 6' 9" (3.54m x 2.07m)*
Spacious modern white suite bathroom featuring bath with overhead shower over, wash basin and W/C. Cupboard housing gas fired combi boiler.
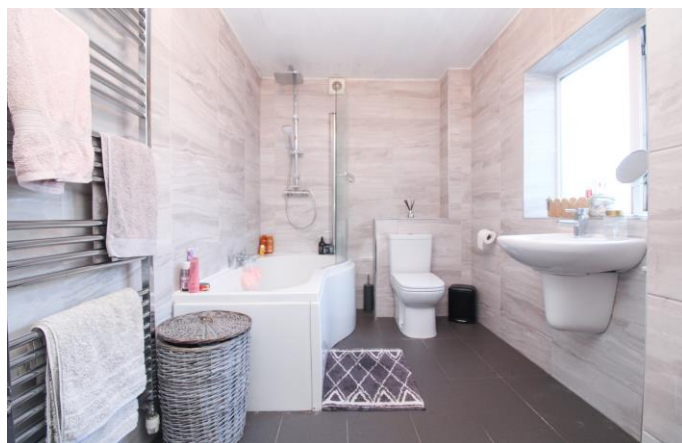
Externally
Yard to rear with storage and decking area, garden to front with lawn area.

Additional Information
Council tax band A. Awaiting EPC Rating. We understand this property is freehold. Mobile phone coverage and broadband availability: https://checker.ofcom.org.uk/ Coal mining: The North East has a widespread coal mining heritage and many properties are built within the vicinity of historic coal mining. We have not been made of aware of any specific issues with this property. Your conveyancer may carry out a coal mining search.

Important note to purchasers
We have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. The measurements are a guide to prospective buyers only and are not precise. We have not carried out a structural survey and the services, appliances and fittings have not been tested by us. If you require any further information, please contact us.
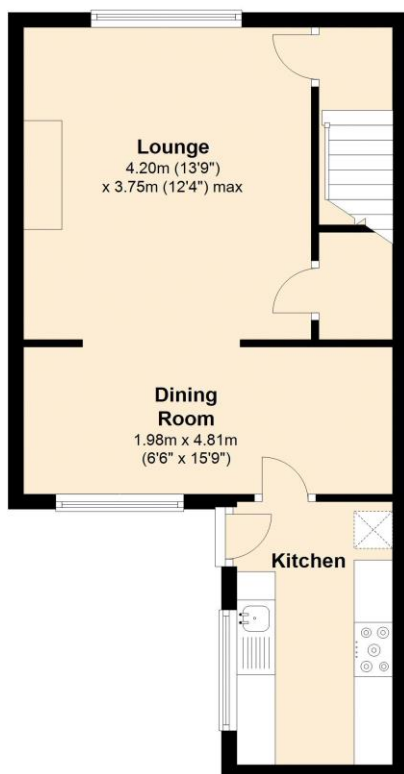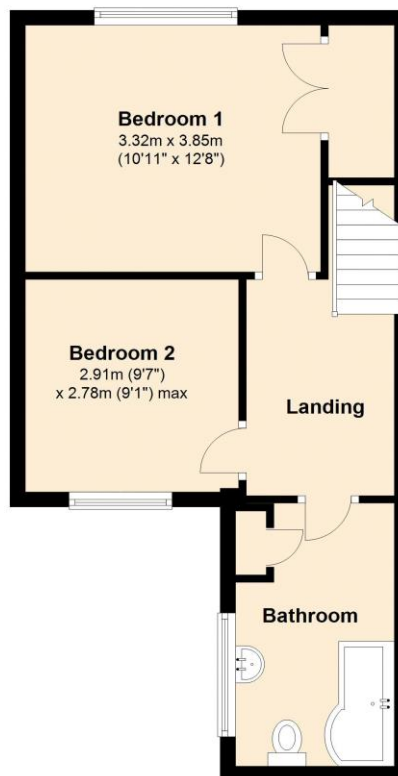
EPC Graph (full EPC available on request)

Floorplan

Ground Floor

Lounge
4.20m (13'9")
x 3.75m (12'4") max

Dining Room
1.98m x 4.81m
(6'6" x 15'9")

Kitchen

First Floor

Bedroom 1
3.32m x 3.85m
(10'11" x 12'8")

Bedroom 2
2.91m (9'7")
x 2.78m (9'1") max

Landing

Bathroom