



6 Billendean Road

Berwick-Upon-Tweed, TD15 1QS

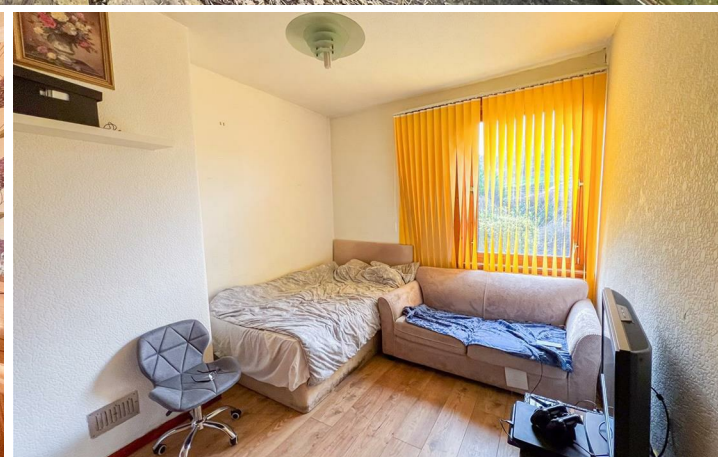
Offers In The Region Of £85,000

Located within easy walking distance to the beach and shopping facilities, we are pleased to offer for sale this spacious ground floor apartment, which would make an ideal retirement home, or for a first time buyer.

The property is in need of some general modernisation and upgrading, however, it offers potential to create a comfortable home.

The interior comprises of a good sized living room with an open coal fireplace and a doorway to a fitted kitchen with appliances. There is a spacious double bedroom, a bathroom, a separate toilet and a rear porch. The apartment has double glazing and electric heating.

Large garden to the front and rear of the property, the rear garden has a greenhouse and summerhouse.



Entrance Hall

3' x 14'5 (0.91m x 4.39m)

Partially glazed door giving access to the hall which has a cloaks hanging area and a night storage heater. Built-in storage cupboard and a telephone point.

Living Room

13'7 x 14'9 (4.14m x 4.50m)

A spacious reception room with a double window to the front and a brick built open coal fireplace. Night storage heater, four power points and a television point.

Kitchen

8'6 x 10'8 (2.59m x 3.25m)

Fitted with a range of wall and floor kitchen units with ample worktop surfaces. Built-in oven, four ring gas hob with a cooker hood above. Sink and drainer below the window to the rear, plumbing for an automatic washing machine and space for a fridge freezer. Five power points.

Rear Hall

3'9 x 4'6 (1.14m x 1.37m)

Glazed door to the porch.

Bathroom

5'4 x 4'5 (1.63m x 1.35m)

Fitted with a white two piece suite, which includes a wash hand basin and a corner bath with a electric shower above. Frosted window to the rear and a heated towel rail.

Rear Porch

5'9 x 7'9 (1.75m x 2.36m)

Glazed on two sides and entrance door to the rear.

Toilet

5'1 x 2'6 (1.55m x 0.76m)

With a toilet and a wash hand basin. Frosted window to the rear.

Bedroom

13'8 x 10' (4.17m x 3.05m)

A generous double bedroom with a built-in shelved recess and a window to the front. Two power points.

Outside

Large garden to the front which is laid to flowerbeds.

Enclosed garden to the rear with a summer house and a greenhouse.

General Information

Full double glazing.

All fitted floor coverings are included in the sale.

Partial electric heating

Council tax band A.

Tenure-Leasehold expires 26/07/2121.

EPC Rating (F)

Agency Details

OFFICE OPENING HOURS

Monday - Friday 9.00 am - 5.00 pm

Saturday 9.00 am - 12.00 pm

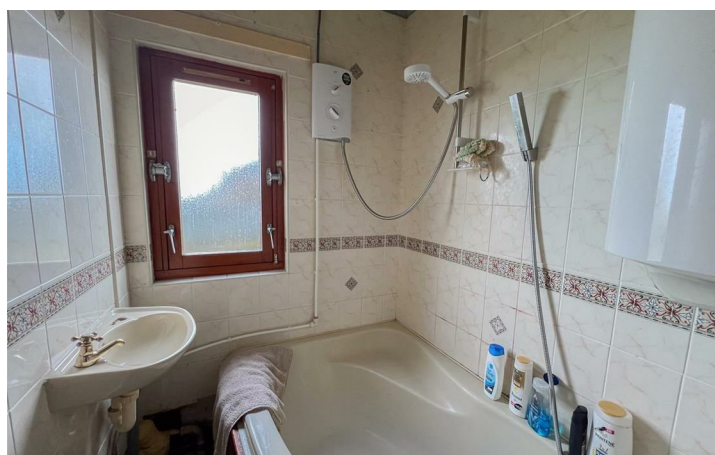
Saturday Viewings 12.00pm - 1.00pm

FIXTURES & FITTINGS

Items described in these particulars are included in the sale, all other items are specifically excluded.

All heating systems and their appliances are untested.

This brochure including photography was prepared in accordance with the sellers' instructions.



GROUND FLOOR
573 sq.ft. (53.3 sq.m.) approx.



TOTAL FLOOR AREA: 573 sq.ft. (53.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2024

Important Information You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.

Berwick Office
36 Hide Hill, Berwick-upon-Tweed
Northumberland, TD15 1AB

T: (01289) 307571
F: (01289) 302948
E: berwick@aitchisons.co

Wooler Office
25 High Street, Wooler
Northumberland, NE71 6BU

T: (01668) 281819
F: (01668) 281717
E: wooler@aitchisons.co



Zoopa.co.uk

