

# SIGNATURE

## NORTH EAST

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 Front Street, Newbiggin-By-The-Sea NE64 6NU



# Front Street, Newbiggin-By-The-Sea NE64 6NU

**Asking Price**  
**£289,950**

An exciting opportunity has arisen to acquire this beautiful three double bedroom terraced home, situated on Front Street, Newbiggin-By-The-Sea. This fabulous bay fronted property which has undergone a full renovation boasts incredibly tasteful styling and on-trend décor throughout all the spacious rooms and additionally showcases an array of traditional features such as stained-glass detailing, traditional radiators, picture railings, deep skirting and original wood panelling in hallways for the best of both worlds. The location is perfect too, exclusively providing direct access to the promenade and beautiful beach from the rear gate and offering the relaxing sound and glimpses of the sea from the bedroom.

The property begins in the welcoming entrance hallway, which presents the staircase, understairs storage including facilities for washing machine and dryer, and access to principal rooms. First is the living area, with ample space for furnishings, original fireplace incorporating a duelfuel stove which has recently been installed, exquisite décor, and bay windows drawing in an abundance of natural light. Through then into the spacious open plan kitchen diner, equipped with a range of high end integrated appliances such as a microwave, oven, fridge freezer and dishwasher, induction hob, extractor fan, shaker style units in a neutral grey finish, perfectly paired with full granite worktops and generous breakfast bar, a gorgeous space to enjoy cooking and dining in style. Connected is a handy downstairs W.C.

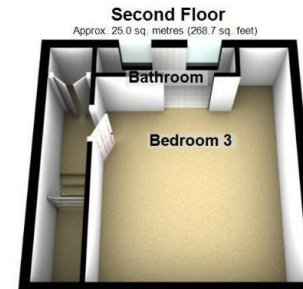
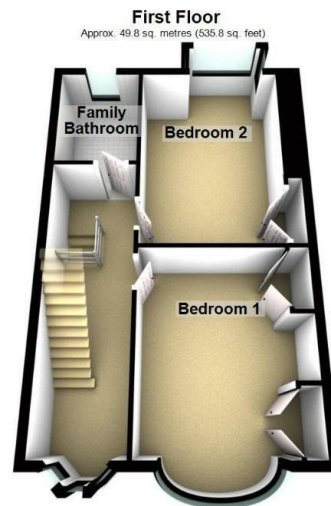
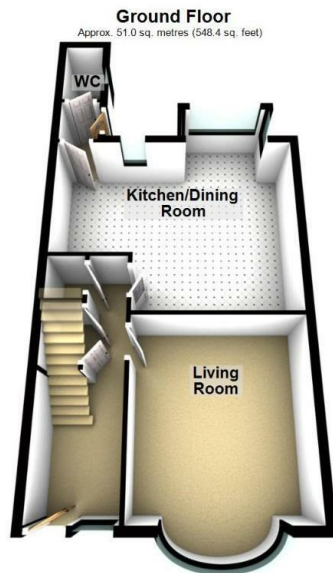
Upstairs to the first floor are the first two bedrooms, both of which offer plenty of space for a king-size bed and other desired furnishings with fitted bespoke wardrobes and bay windows, one of which with stained glass detailing. Also on this floor is a completely renovated family bathroom, including bath with modern overhead shower, W.C and sink with storage, fully tiled floor and colour coordinated radiator, all of which was installed less than a year ago. To the second floor is access to loft storage areas and then onto the spacious third bedroom maintaining the tasteful look notable throughout the home, displaying bespoke fitted wardrobes, vaulted ceiling, roof windows, space for a king-size bed and an elegant open concept three-piece bathroom with large bath.

The property has solar panels for reduced energy costs and double glazing, Externally to the front is a generous amount of lawn space, a gorgeous array of plants, flowers and mature shrubs, and a patio area, and off-street parking. To the rear finds a delightful alfresco fully tiled seating area which acts as a sun trap from morning until late afternoon, with a beautiful array of plants and two brick sheds for storage.

PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.



# PROPERTY FLOORPLAN



Total area: approx. 125.7 sq. metres (1352.9 sq. feet)

Please be advised the floorplans are not drawn to scale and are to be used to give an idea of the layout of the property.  
Plan produced using PlanUp.

## Measurements:

Living Room  
13'3" x 12'1"

Kitchen / Dining Room  
18'3" x 13'10"

WC  
5'4" x 3'1"

Bedroom One  
16'1" x 13'4"

Bedroom Two  
13'9" x 11'10"

Bedroom Three  
14'6" x 11'10"

Family Bathroom  
7'10" x 6'1"

## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		<b>70</b>
(55-68) <b>D</b>	<b>58</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	









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