


SIGNATURE

NORTH EAST

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 Edith Street, Tynemouth NE30 2PN

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Asking Price
£350,000

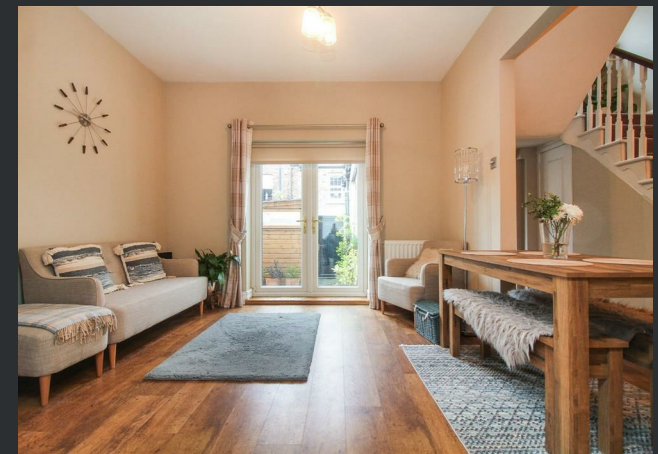
Signature North East is thrilled to introduce this charming three-bedroom terraced home to the market. Nestled in the heart of Tynemouth, it epitomizes comfortable living. This property occupies an exceptional position, providing convenient access to essential amenities such as schools, restaurants, and shops. Additionally, it boasts easy transportation links through the nearby Tynemouth metro station. Immerse yourself in a residence that perfectly combines style and practicality, promising a delightful living experience in this sought-after location.

Upon stepping into this exquisite property, you are greeted by a welcoming vestibule that guides you into a central hallway, seamlessly connecting to the main principal rooms. Two conveniently located understair storage cupboards add to the practicality of the space. Entering the living room, you are immediately captivated by the warmth emanating from the multi-fuel log burner fireplace, creating a cosy ambience. The room features high ceilings adorned with beautiful corning, providing an elegant touch. Ample space is available to accommodate your preferred furnishings. Double doors lead to the dining room, where natural light streams through elegant French doors, offering a picturesque view of the rear garden. The room provides generous space for a family dining table and other preferred furnishings.

Continuing your journey to the kitchen, you'll discover storage efficiency through attractive shaker-style wall and base units, complemented by sleek countertops. The kitchen is well-appointed with an integrated cooker and hob, ensuring a stylish and functional culinary space. Completing the ground floor is the bathroom, featuring a freestanding bathtub, large walk in shower, hand basin, and W.C., adding a touch of luxury to this well-designed home.

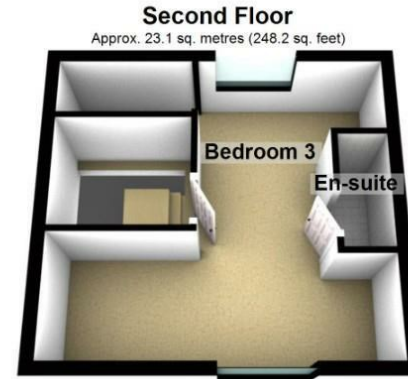
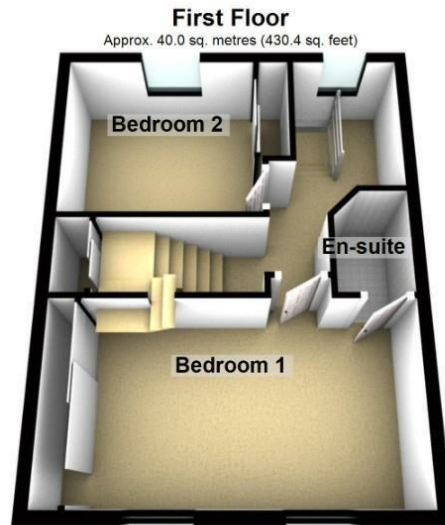
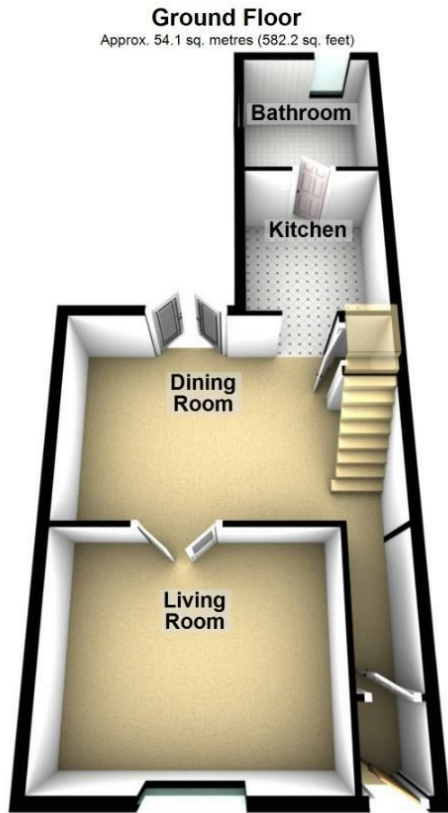
Ascending to the first and second floor, you will unveil three generously sized bedrooms, each designed to effortlessly accommodate a double bed and your preferred furnishings. Two of these bedrooms boast their own ensuite facilities, enhancing the convenience and luxury of the living space. These ensembles feature walk-in showers and W.C., ensuring a contemporary and comfortable experience for residents.

Externally, to the rear of the home, awaits a spacious back garden adorned with astroturf and a paved patio, providing an ideal setting for your outdoor furniture. Additionally, there is a designated outdoor office area, featuring insulation and double-glazed windows equipped with electricity. This space offers a perfect opportunity for personalization, whether for work or leisure, adding versatility to the property's outdoor amenities.



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

PROPERTY FLOORPLAN



Total area: approx. 117.1 sq. metres (1260.8 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
14'7" x 11'10"

Dining Room
18'0" x 11'6"

Kitchen
9'6" x 8'1"

Bathroom
8'5" x 8'1"

Bedroom One
18'0" x 9'10"

En Suite
5'6" x 3'10"

Bedroom Two
10'7" x 9'2"

Bedroom Three
16'5" x 15'1"

En Suite
6'5" x 2'5"

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C	70	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales

EU Directive
2002/91/EC







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