



North Sunderland, Seahouses

**Tern House is a stunning upside /down south facing three-bedroom detached house situated in a small development, with breathtaking views to countryside and walking distance to St Aidans beach and 3 miles from Bamburgh. The accommodation offers spacious open plan living areas to the first floor with a Morso wood burning stove, oak wooden floors with underfloor heating throughout and stunning open views. The property comprises of Entrance door to hallway, three bedrooms to the ground floor, with bespoke fitted wardrobes in bedroom three and ensuite shower room to the master bedroom, family bathroom, utility room, integral single garage, LPG gas boiler and solar panels with a 10 KW battery pack making it a very energy efficient home, bespoke fitted kitchen, breakfast bar, high spec integrated appliances, dining area, cloaks WC, bifold doors to balcony, south facing well stocked gardens and driveway parking for cars. Early Viewing is recommended.
Offers Over £475 000**

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ENTRANCE

Entrance door to hallway.



BEDROOM ONE

11' 1" x 10' 5" (3.4m x 3.2m)



ADDITIONAL BEDROOM ONE PHOTO



EN-SUITE TO MASTER BEDROOM



BEDROOM TWO

10' 5" x 9' 2" (3.2m x 2.8m)



BEDROOM THREE

10' 2" x 8' 10" (3.1m x 2.7m)



ADDITIONAL BEDROOM THREE



FAMILY BATHROOM



UTILITY ROOM



INTEGRAL ACCESS TO SINGLE GARAGE

FIRST FLOOR

OPEN PLAN KITCHEN AREA



OPEN PLAN DINING AREA



ADDITIONAL OPEN PLAN DINING AREA



CLOAKS WC



OPEN PLAN LIVING AREA



OPEN PLAN LIVING ROOM AREA



ADDITIONAL OPEN PLAN LIVING AREA ROOM



EXTERNAL FRONT



REAR GARDEN



REAR GARDEN VIEW



VIEW FROM TERRACE



NOTE FROM SUZANNE

Myself and my team endeavour to make our sales particulars accurate and reliable in line with the Consumer Protection Regulations of 2008 and the Business Protection from Misleading Marketing Regulations 2008. All details have been reported to us via our homeowners in good faith and nothing is deemed to be a statement that the property is in good structural condition or otherwise. Please satisfy yourself that all services, systems, appliances, facilities and equipment are in good working order as they have not been tested by us and we cannot guarantee their operating ability or efficiency; They do not constitute or form part of any offer or contract. All measurements, floor plans, reference to areas and distances are approximate. They are to be taken as a guide to you, a prospective buyer / tenant; They may not be exact, precise or to scale and some of our particulars may well be awaiting vendor approval. It is unlikely that my team and I will have seen sight of the relevant documentation to verify tenure, lease, fixtures and fittings, planning/building regulation consents or build warranty prior to marketing. As an agency we work hard to ensure our service to you is honest, fair and completely transparent. If you were ever to find yourself to be in a situation without satisfactory in-house resolve, rest assured; Suzanne Graham Estate Agents are members of TPOS (The Property Ombudsman Scheme) and follow the TPO Code of Practice, raising standards across our industry. Should you require clarification or further information on any of these points, please contact us; especially if you are traveling some distance to view.

