

# South View Blyth

A gorgeous, fully refurbished Three Bedroom House on this popular street, just off Plessey Road. Convenient for most local amenities, schools and the beach. The property briefly comprises: entrance hallway, lounge. Contemporary breakfasting kitchen with integrated appliances and downstairs WC. Three double bedrooms to the first floor and stunning family bathroom with WC. The property boasts a large enclosed South facing garden, perfect for those alfresco evenings, with a paved area to the front providing off street parking. With a newly fitted roof and an EV charger to the drive. Interest in this fantastic property will be high call soon to arrange your viewing.

# Offers in Excess of £145,000



## South View Blyth

ENTRANCE UPVC entrance door

**ENTRANCE HALLWAY** Single radiator

**CLOAKS/WC** Low level WC and a double glazed window

LOUNGE 18'1 x 12'4 (5.51m x 3.76m) maximum measurement includes recess Double glazed window to rear, single radiator.

**KITCHEN/DININGROOM 11'1 x 10'8 (3.38m x 3.25m)** Double glazed window to front, range of wall, floor and drawer units with co-ordinating edge work surfaces, built in electric oven and hob, integrated fridge/freezer and washing machine with tiling to floor

**BEDROOM ONE 11'6 x 11'1 (3.51m x 3.38m) Maximum measurements include recess** Double glazed window, single radiator and built in cupboards

**BEDROOM TWO 12'4 x 9'9 (3.76m x 2.97m) Maximum measurements exclude recess** Double glazed window, single radiator and built in cupboards

**BEDROOM THREE 8'9 x 7'9 (2.67m x 2.36m)** Double glazed window, single radiator and built in cupboards

FIRST FLOOR LANDING Double glazed window to side

LOFT Lighting

### BATHROOM

3 piece white suite comprising: Panelled bath and shower and a heated towel rail, double glazed window to rear, separate WC

**FRONT GARDEN** Driveway with off street parking, EV charger

**REAR GARDEN** 

South facing low maintenance garden with patio area





PRIMARY SERVICES SUPPLY

Electricity: Mains Water: Mains Sewerage: Mains Heating: Gas Broadband: Fibre to premises Mobile Signal Coverage Blackspot: No Parking: Driveway

#### MINING

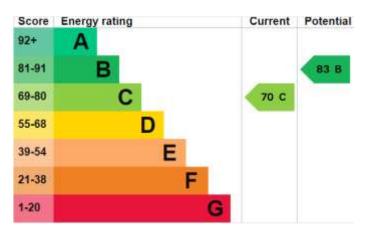
The property is not known to be on a coalfield and not known to be directly impacted by the effect of other mining activity. The North East region is famous for its rich mining heritage and confirmation should be sought from a conveyancer as to its effect on the property, if any.

#### TENURE

Freehold – It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser

#### COUNCIL TAX BAND: A EPC RATING: C

BL00011211.AJ.DS.26/09/2024.V.1















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## **16 Branches across the North-East**



Money Laundering Regulations – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.