

# Meadow View Blyth

Stunning Family Home in Exclusive Blyth Location with Spacious Interiors and Scenic Views Nestled in one of Blyth's most prestigious and rural-feeling residential areas, this well-presented detached family home offers a balance of comfort, style, and opportunity. Located in a peaceful cul-de-sac, this four-bedroom property is thoughtfully designed for modern family living, with appealing proportions and elegant features throughout. The accommodation spans three floors, providing versatile spaces for living and relaxation. Upstairs, you'll find three well-appointed bedrooms, including a master suite with a walk-in wardrobe and En-suite shower room, plus a family bathroom. The bright rear-facing lounge offers direct access to a charming balcony, where you can unwind while taking in the beautiful, sweeping views. Additionally, the first-floor landing includes a convenient office area, ideal for remote work or study. On the ground floor, Reception room currently set up as a lounge, offers the flexibility to serve as a fourth bedroom if desired. The heart of the home is undoubtedly the expansive kitchen and dining room, equipped with integrated appliances, log burner and bi-fold doors that open directly onto the garden, seamlessly blending indoor and outdoor living. Completing the ground floor is a utility room, WC and storage area that used to be a garage. Outside, the property boasts a substantial south-west facing garden providing ample outdoor space and privacy. With room for expansion if needed, this property is brimming with potential for future growth. A private driveway provides parking for up to three cars, making it a practical choice for families. This home combines serene rural charm with modern convenience, presenting an excellent opportunity for buyers looking for their forever home. Interest in this property will be high call 01670 352900 or email Blyth@rmsestateagents.co.uk to arrange your viewing.

£319,950







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#### **ENTRANCE**

UPVC entrance door

#### **ENTRANCE HALLWAY**

Storage cupboard

#### **CLOAKS/WC**

Low level WC, hand basin

#### **GROUND FLOOR**

#### LOUNGE/ FOURTH BEDROOM 13'87 (4.17) X 9'01 (2.74)

Double glazed window to front

## KITCHEN/DINER 26'96 (8.15) X 12'0 (3.66) maximum measurements into recess – L shape

Double glazed bi-fold doors, range of wall, floor and drawer units with co-ordinating roll edge work surfaces, stainless steel sink unit and drainer with mixer tap, built in electric fan assisted oven, electric hob, integrated fridge/freezer and dish washer, log burner

#### UTILITY ROOM 6'40 (1.93) x 5'57 (1.65)

Stainless steel sink unit, plumbed for washing machine

#### FIRST FLOOR LANDING:

#### LOUNGE 16'14 (4.90) X 10'74 (3.22

Two patio doors to terrace, with fabulous views

### BEDROOM THREE 10'09 (3.05) X 9'09 (2.74)

Double glazed window to front

#### BATHROOM/WC

3 piece suite comprising: Shower over panelled bath, wash hand basin, low level WC, spot lights, part tiling to walls, storage cupboard

### **SECOND FLOOR LANDING**

Loft access

## BEDROOM ONE 12'82 (3.86) X 10'82 (3.25) minimum

### measurements excluding recess

Double glazed window to front, walk in wardrobe **EN-SUITE** 

Low level WC, hand basin, shower cubicle, heated towel rail

## BEDROOM TWO 16'11 (4.90) X 8'97 (2.67) minimum measurements excluding recess

Double glazed window to rear

#### **ERONT**

Driveway for up to four cars, gravelled area

#### **REAR GARDEN**

Laid mainly to lawn, patio area

#### **PRIMARY SERVICES SUPPLY**

Electricity: Mains Water: Mains Sewerage: Mains Heating: Electric

Broadband: Fibre to premises

Mobile Signal Coverage Blackspot: No

Parking: Driveway

#### **MINING**

The North East region is famous for its rich mining heritage and therefore it will be beneficial to conduct a mining search. Confirmation should be sought from a conveyancer as to its effect on the property, if any.

#### **ACCESSIBILITY**

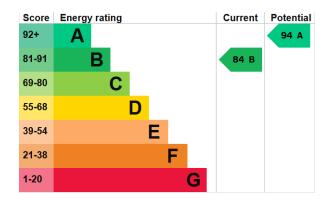
This property has: Ramp access Level access Suitable for wheelchairs

#### **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:** D **EPC RATING:** B

#### BL00011117.AJ.DS.14/01/2025.V.2

















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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.

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