



Druridge Drive Blyth

- First Floor Flat
- Two Bedrooms
- No Upper Chain
- Popular Location
- Close To Transport Links

£ 50,000

01670 352 900
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ROOK
MATTHEWS
SAYER

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ENTRANCE

UPVC entrance door

ENTRANCE HALLWAY

Stairs leading to landing

LOUNGE 12'56 (3.78) X 12'18 (3.68)

Double glazed window to front, radiator, fire surround with inset and hearth, built in storage cupboard

KITCHEN 8'56 (2.57) X 6'7 (2.00)

Double glazed window to rear, wall, floor and drawer units with rolled edge work surfaces, co-ordinating sink unit with drainer and mixer tap, part tiling to walls, combi boiler, plumbed for washing machine

BEDROOM ONE 12'74 (3.84) X 9'27 (2.79)

Double glazed window to front, single radiator

BEDROOM TWO 9'69 (2.90) X 6'81 (2.03)

Double glazed window to rear, single radiator

BATHROOM/WC

3 piece suite comprising: Shower over panelled bath, low level WC, pedestal wash hand basin, double glazed window to rear, part tiling on walls

FRONT GARDEN

GARAGE

Up & over garage door

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Gas

Broadband: Unknown

Mobile Signal Coverage Blackspot: No

Parking: Garage

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.

TENURE

Leasehold. It is understood that this property is leasehold. Should you decide to proceed with the purchase of this property, the Tenure and associated details and costs must be verified by your Legal Advisor before you expend costs.

Length of Lease: 99 years from 1st December 2002

COUNCIL TAX BAND: A

EPC RATING: C

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Important Note: Rook Matthews Sayer (RMS) for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute part or all of an offer or contract. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. RMS has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. RMS has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. No persons in the employment of RMS has any authority to make or give any representation or warranty whatever in relation to this property.

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.

16 Branches across the North-East

