



Font Drive Blyth

This stunning four-bedroom detached family home is ideally situated within a sought-after modern development. Offering spacious and beautifully presented accommodation across three floors, the property is perfectly located close to Asda, well-regarded local schools, and major transport links, making it an ideal choice for families. Upon entering, you're greeted by a welcoming hallway leading to a bright and airy lounge and a fabulous dining kitchen featuring integrated appliances and double-glazed French doors opening out to the generous rear garden. A separate utility room and a convenient downstairs WC complete the ground floor. The first floor hosts three well-proportioned bedrooms, including a second bedroom with a stylish En-suite shower room, along with a modern family bathroom. The top floor is home to a spacious principal bedroom complemented by an additional En-suite, creating a perfect private retreat. Outside, the property enjoys a large, stunning rear garden mainly laid with artificial turf, patio and decking a detached garage, and a private driveway, providing ample off-street parking. This exceptional home combines space, style, and a prime location, making it a must-see for growing families. Interest in this property will be high call 01670 352900 or email Blyth@rmsestateagents.co.uk to arrange your viewing.

£240,000

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ENTRANCE

UPVC entrance door

ENTRANCE HALLWAY

Stairs to first floor landing, single radiator, storage cupboard

CLOAKS/WC

Low level WC, single radiator

LOUNGE 12'90 (3.89) X 12'21 (3.7)

Double glazed window to front, single radiator, panelled wall, tiled flooring



KITCHEN/DINING ROOM 18'14 (5.77) X 9'26 (2.79)

Double glazed window to rear, 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 oven, gas hob, integrated fridge/freezer and dish washer, spot lights, double glazed door to rear garden

UTILITY ROOM 7'60 (2.29) X 5'34 (1.60)

Fitted base units/work surfaces, plumbed for washing machine, double glazed door to rear garden

FIRST FLOOR LANDING

Built in storage cupboard



BEDROOM ONE 13'75 (4.15) X 11'17 (3.38)

Double glazed window to rear, velux window to front, built in cupboard, loft access

EN-SUITE

Double glazed window to rear, low level WC, hand basin, single radiator, shower cubicle, part tiling to walls, tiled flooring

BEDROOM TWO 10'63 (3.20) X 11'94 (3.58) minimum measurements excluding recess

Double glazed window to front, single radiator

EN-SUITE

Double glazed window, low level WC, hand basin, shower cubicle, part tiling to walls, tiled flooring

BEDROOM THREE 9'59 (2.87) X 9'55 (2.87)

Double glazed window to rear, single radiator

BEDROOM FOUR 9'56 (2.87) X 6'23 (1.88)

Double glazed window to rear, single radiator, fitted wardrobes

BATHROOM/WC

3 piece suite comprising: Panelled bath, hand basin, low level WC, double glazed window to side, single radiator, part tiling to walls, tiled flooring

FRONT GARDEN

Laid mainly to lawn



REAR GARDEN

Low maintenance garden, decking area, artificial lawn

GARAGE

Single, on street parking

PRIMARY SERVICES SUPPLY

- Electricity: Mains
- Water: Mains
- Sewerage: Mains
- Heating: Gas
- Broadband: Fibre to premises
- Mobile Signal Coverage Blackspot: No
- Parking: Garage & driveway
- Management/Service charge: £180.00

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 is/has:
- Suitable for wheelchairs
- Level access
- Wide doorways

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: C

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