



Brinkburn Avenue | Blyth | NE24 3EW

**£135,000**

This traditional two-bedroom bungalow is nestled on a quiet and highly sought-after street, just a short stroll from the beach. Offering a fantastic opportunity for those looking to create a coastal retreat, the property is in need of modernisation, presenting a blank canvas ready for a personal touch. Inside, the home begins with a welcoming porch that opens into a central hallway. There are two generously sized double bedrooms, both featuring fitted wardrobes for ample storage. A shower room serves the household, while the kitchen leads to a practical rear porch with access to the garden. The layout also includes a comfortable lounge and a dining room, which could be adapted into a third bedroom if desired. Outside, the bungalow enjoys low-maintenance gardens to the front and rear, perfect for buyers seeking manageable outdoor space. A garage and off-road parking offer added convenience, and the absence of an upper chain ensures a smoother, more straightforward purchase process. This is a rare opportunity to acquire a spacious bungalow in a peaceful coastal setting, with immense potential to update and make it truly your own. Interest is expected to be high—contact us today on 01670 352900 or email [Blyth@rmsestateagents.co.uk](mailto:Blyth@rmsestateagents.co.uk) to arrange your viewing.

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**Semi Detached Bungalow**

**Two Bedrooms**

**Garage & Driveway**

**Porch**

**Close to Beach**

**No Upper Chain**

**For any more information regarding the property please contact us today**

**ENTRANCE**

UPVC entrance door and windows to porch, tiled flooring

**ENTRANCE HALLWAY**

Single radiator, storage cupboard

**LOUNGE 16'45 (4.98) X 10'57 (3.18)**

Double glazed window to rear, single radiator, fire surround with electric fire, two radiators, double doors leading to:

**DINING ROOM 11'44 (3.45) X 10'68 (3.20)**

Double glazed window to front, single radiator

**KITCHEN 12'88 (3.86) X 9'32 (2.82)**

Double glazed window to rear, single radiator, range of wall, floor and drawer units with co-ordinating roll edge work surfaces, co-ordinating sink unit and drainer with mixer tap, electric double oven, electric hob, space for fridge/freezer, built in fridge/freezer

**BEDROOM ONE 11'08 (3.35) X 9'77 (2.92)**

Double glazed window to rear, single radiator, fitted wardrobe

**BEDROOM TWO 11'48 (3.45) X 9'90 (2.97) maximum measurements into wardrobes**

Double glazed window to front, single radiator, fitted wardrobes and drawers

**SHOWER ROOM**

3 piece suite comprising: Shower cubicle, wash hand basin set in vanity unit, low level WC, spot lights, double glazed window to side, heated towel rail, cladding to walls, loft access

**FRONT GARDEN**

Low maintenance garden, off street parking leading to garage

**REAR GARDEN**

Low maintenance garden, patio area, garage access

**GARAGE**

Single, plumbed for washing machine and sink unit

**REAR PORCH**

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#### PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Gas

Mobile Signal Coverage Blackspot: No

Parking: Garage/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.

#### 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: B**

**EPC RATING: TBC**

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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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