



Shelley Crescent | Blyth | NE24 5RH

**£110,000**

Tucked away in one of Blyth's most desirable streets, this inviting home on Shelley Crescent combines charm, space, and potential—perfect for those looking to make a fresh start with no upper chain. A well-maintained garden to the front offers both a welcoming first impression and convenient off-street parking. Step inside through the porch and into a bright, light-filled lounge that radiates comfort and calm. To the rear, the open-plan kitchen and dining area creates a sociable and versatile space—ideal for everyday family life or entertaining friends. The large rear garden offers plenty of room to relax, play, or grow, making it a true extension of the home and a haven for outdoor living. Upstairs, you'll find three generously sized double bedrooms, each offering a quiet retreat at the end of the day. A well-appointed bathroom with a shower completes the first floor, providing both functionality and style. Set in a peaceful yet well-connected location, and offered with no upper chain, this home is ready to welcome its next chapter. Interest in this property will be high call 01670 352900 or email [Blyth@rmsestateagents.co.uk](mailto:Blyth@rmsestateagents.co.uk) to arrange your viewing.

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**Mid Terraced House**

**Three Bedrooms**

**Porch**

**No Upper Chain**

**Sought After Estate**

**Off Street Parking**

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

#### ENTRANCE

UPVC entrance door, porch, tiled floor

#### ENTRANCE HALLWAY

Stairs to first floor landing, single radiator

**LOUNGE 12'49 (3.76) X 11'82 (3.56) minimum measurements excluding recess**

Double glazed window to front, single radiator

**DINING ROOM 10'16 (3.07) X 8'42 (2.54)**

Double glazed window to rear, single radiator

**KITCHEN/DINER 10'18 (3.07) X 9'71 (2.92)**

Double glazed window to rear, range of wall, floor and drawer units with co-ordinating roll edge work surfaces, co-ordinating sink unit and drainer with mixer tap, tiled splash backs, oven, gas hob, plumbed for washing machine, double glazed door to rear garden

#### FIRST FLOOR LANDING

Loft access

**BEDROOM ONE 14'33 (4.34) X 9'93 (2.97) maximum measurements into recess**

Double glazed window to rear, single radiator

**BEDROOM TWO 12'23 (3.71) X 10'83 (3.05) minimum measurements excluding recess**

Double glazed window to front, single radiator

**BEDROOM THREE 11'72 (3.53) x 9'09 (2.74) maximum measurements into recess**

Double glazed window to front, single radiator

#### FRONT GARDEN

Bushes & shrubs, off street parking

#### REAR GARDEN

Laid mainly to lawn, low maintenance garden

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#### PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Gas & electric

Broadband: Fibre to cabinet

Mobile Signal Coverage Blackspot: No

Parking: Driveway, on street parking

#### 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.

**Under the terms of the Estate Agents Act 1979 (section 21) please note that the vendor of this property is an employee of Rook Matthews Sayer.**

#### 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**

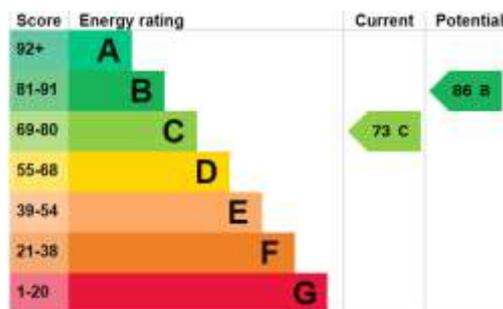
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**Money Laundering Regulations** – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use 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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