



## Meadowbank Dudley

- No onward chain
- Four bedrooms
- Westerly backing rear garden
- Garage and driveway
- Energy rating tbc

**Asking Price: £210,000**



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# 38 Meadowbank Dudley, Cramlington, NE23 7UB

Offered with no onward chain is this well presented four bedroom detached house ideally located close to good transport links. The property comprises; entrance hall with stairs to the first floor, open plan lounge/dining room with UPVC French doors leading to the conservatory, door to a well-appointed kitchen with a good range of wall and base units incorporating a built in double electric oven, gas hob with extractor hood over, space for appliances, door to the rear lobby and downstairs W.C. and access to garage. To the first floor, a bathroom/W.C., master bedroom with ensuite shower room and three further bedrooms. Externally to the front is a lawned garden, driveway leading to the integral garage, side access to the westerly backing garden which is mainly laid to lawn with fenced boundaries.

## ENTRANCE HALL

Composite door, UPVC double glazed window to side, radiator, staircase to first floor.

## LOUNGE/DINING ROOM (7.42m x 3.42m max) (24'4 x 11'2 max)

UPVC double glazed window to front, television point, radiator, double radiator, coving to ceiling, UPVC double glazed French doors to conservatory.

## CONSERVATORY (3.96m x 3.67m) (13'0 x 12'0)

UPVC double glazed windows to rear and side, UPVC double glazed French doors to rear garden.

## DINING KITCHEN (4.31m x 2.86m) (14'1 x 9'4)

Fitted wall and base units with work surfaces incorporating; 1½ bowl sink unit, built in electric double oven, gas hob, extractor hood, space for washing machine, space for dishwasher, space for fridge/freezer, boiler, part tiled walls, UPVC double glazed window to rear.

## REAR LOBBY

Radiator, composite door to side, door to garage.

## CLOAKROOM/W.C.

Low level W.C., pedestal wash hand basin, radiator.

## FIRST FLOOR LANDING

Storage cupboard housing water tank, access to loft.

## BEDROOM ONE (4.29m x 2.71m) (14'1 x 8'10)

UPVC double glazed window to front, fitted wardrobes, radiator.

## ENSUITE SHOWER ROOM

White three-piece suite comprising; step in shower cubicle, pedestal wash hand basin, low level W.C., radiator, UPVC double glazed window to front.

## BEDROOM TWO (2.57m x 4.49m) (8'5 x 14'8)

UPVC double glazed window to front, fitted wardrobes, radiator.

## BEDROOM THREE (2.81m x 2.59m into recess) (9'2 x 8'6 into recess)

UPVC double glazed window to rear, radiator.

## BEDROOM FOUR (2.68m x 2.37m) (8'9 x 7'9)

UPVC double glazed window to rear, radiator.

## BATHROOM/W.C.

White three-piece suite comprising; panelled bath with electric shower over, pedestal wash hand basin, low level W.C., radiator, part tiled walls, UPVC double glazed window to rear.

## FRONT GARDEN

Driveway, laid mainly to lawn, side access to rear.

## REAR GARDEN

Westerly backing, laid mainly to lawn, garden shed, fenced boundaries, side access to front.

## GARAGE (5.25m x 2.45m) (17'2 x 8'0)

Integral garage with up and over door, lights and power points.

## TENURE

Freehold – not confirmed. It is believed this property is freehold, but we are unable to confirm this as we have no access to the documentation. Should you proceed with the purchase of this property, these details must be verified by your Solicitor.

FH7605/VK/NF/27.01.2021/V.1



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