



Mary Terrace, Westerhope

- Mid terrace house
- Two bedrooms
- Open plan kitchen, lounge, and dining area
- Bathroom/w.c
- No onward chain
- Enclosed rear garden

£157,500



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Mary Terrace,

Westerhope, NE5 2LQ

Welcome to this delightful terraced house, currently listed for sale and waiting to become your new home! Its neutral decoration provides a blank canvas for you to bring your personal touch. This property features an open-plan layout to the ground floor including a fitted kitchen, lounge, and dining area. The first floor boasts two cosy bedrooms. The main bedroom is complete with built-in wardrobes offering ample storage space. There is also a bathroom/w.c. Externally there is a paved area to the front providing off street parking and enclosed mainly lawn garden to the rear with paved seating area. The property sits in a prime location with excellent public transport links, which makes commuting a breeze. It is also conveniently close to local schools, making it a great choice for families with school-age children. Not to mention, local amenities are just a stone's throw away, adding to the convenience.

Entrance Lobby

Open plan kitchen, lounge, and dining room

Kitchen Area 11' 10" Plus store x 8' 11" Max (3.60m x 2.72m)

Fitted with a range of wall and base units with work surfaces over, tiled splash back, 1 ½ bowl stainless steel sink with mixer tap and drainer, plumbing for an automatic washing machine, storage cupboard, central heating boiler and a double glazed window to the front.

Dining Area 13' 2" Plus storage cupboard and alcove x 10' 4" Plus recess (4.01m x 3.15m)

Central heating radiator and storage cupboard.

Lounge Area 13' 7" Max x 10' 9" Plus recess (4.14m x 3.27m)

Double glazed doors leading to the rear garden, central heating radiator and feature fireplace.

Lobby

Central heating radiator and stairs up to the first floor.

Landing

Bedroom One 13' 4" Max including wardrobes x 11' 9" Max including wardrobes (4.06m x 3.58m)

Double glazed window to the rear and fitted wardrobes.

Bedroom Two 11' 3" Max x 8' 9" Max (3.43m x 2.66m)

Double glazed window to the front and a central heating radiator.

Bathroom/w.c

Fitted with a three piece white bathroom suite comprising low level w.c, pedestal wash hand basin, panel bath with shower over, central heating radiator, part tiled walls and a double glazed window to the front.

Externally

Front Garden

Paved area providing off street parking.

Rear Garden

Enclosed lawn garden with block paved seating area.

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains – Gas

Broadband: Cable

Mobile Signal Coverage Blackspot: No

Parking: Driveway

MINING

The property is not known to be on a coalfield and not known to be directly impacted by the effect of other mining activity. The North East region is famous for its rich mining heritage and 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

EPC RATING: E

COUNCIL TAX BAND: A

WD7968/BW/EM/10.09.2024/V.1



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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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