

FOR  
SALE

4 WINDSOR CRESCENT, WHITLEY BAY NE26 2PA  
£599,950



5 BEDROOM HOUSE - MID TERRACE

- FIVE BEDROOM MID TERRACED HOUSE
- SOUGHT AFTER COASTAL LOCATION & FABULOUS SEA VIEWS
- TWO RECEPTION ROOMS
- FRONT GARDEN
- KITCHEN DINER & UTILITY ROOM WC
- WEST FACING REAR YARD
- BATHROOM WC
- NO UPPER CHAIN
- SHOWER ROOM WC
- EPC RATING D

VIEW PROPERTY

ENTRANCE HALLWAY

RECEPTION ROOM ONE  
15'2" x 13'11"

RECEPTION ROOM TWO  
13'1" x 10'0"

KITCHEN DINER  
13'5" x 12'6"

UTILITY ROOM & DOWNSTAIRS WC  
9'7" x 6'3"

LANDING

BEDROOM ONE  
14'2" x 12'9"

BEDROOM TWO  
13'4" x 12'8"

BEDROOM THREE  
9'9" x 6'8"

BATHROOM WC  
12'7" x 9'10"

SECOND FLOOR LANDING

BEDROOM FOUR  
12'2" x 10'6"

BEDROOM FIVE  
12'0" x 10'9"

SHOWER ROOM WC  
7'1" x 6'1"

FRONT GARDEN

REAR YARD

GARAGE WORKSHOP  
16'1" x 12'7"

#### 4 WINDSOR CRESCENT, WHITLEY BAY NE26 2PA

This characterful and spacious, mid terrace property is perfectly located in the sought after Windsor Crescent coastal area, with stunning sea views, and has no upper chain. It boasts an abundance of period features and is ideal for a family. The current owner has also recently made substantial improvements throughout the property.

This is a five bedroom property set over three floors. Ground Floor: two reception rooms, kitchen diner, utility room with downstairs WC. First floor: three bedrooms, bathroom WC. Second floor: two bedrooms, shower room WC. Externally: Front garden, rear yard, garage/workshop.

The fabulous location, generous size and exceptional features of this property makes for an exciting opportunity which can only be truly appreciated by a visit.

Whitley Bay is a beautiful seaside town known for its seamless merging of old and new, vibrant and peaceful. The town centre remains loyal to its diverse heritage, whilst providing the very best modern amenities such as a mix of boutique shopping, excellent schools and exceptional public transport links. As such, Whitley Bay attracts a diverse community from retirees to families, from young couples to single professionals.



4 WINDSOR CRESCENT  
WHITLEY BAY  
NE26 2PA

EMBLEYS  
ESTATE  
AGENTS

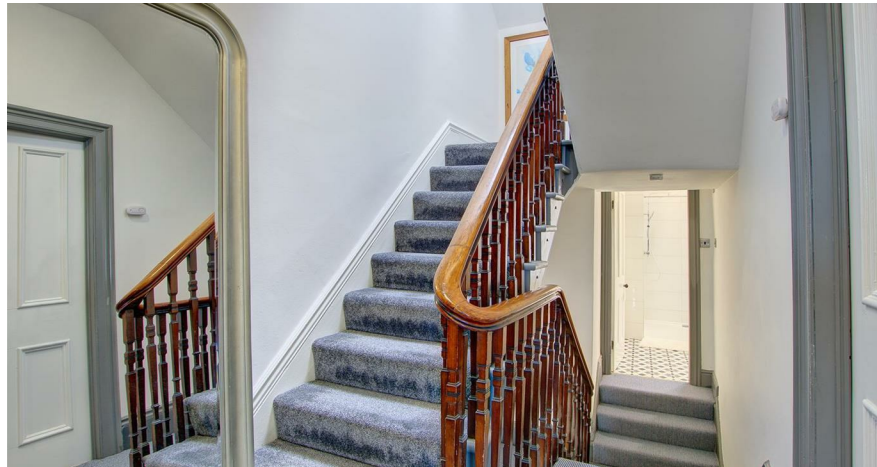


0191 252 2810 - EMBLEYS.CO.UK



4 WINDSOR CRESCENT  
WHITLEY BAY  
NE26 2PA

EMBLEYS  
ESTATE  
AGENTS



0191 252 2810 - EMBLEYS.CO.UK



4 WINDSOR CRESCENT  
WHITLEY BAY  
NE26 2PA

EMBLEYS  
ESTATE  
AGENTS



0191 252 2810 - EMBLEYS.CO.UK



4 WINDSOR CRESCENT  
WHITLEY BAY  
NE26 2PA

EMBLEYS  
ESTATE  
AGENTS

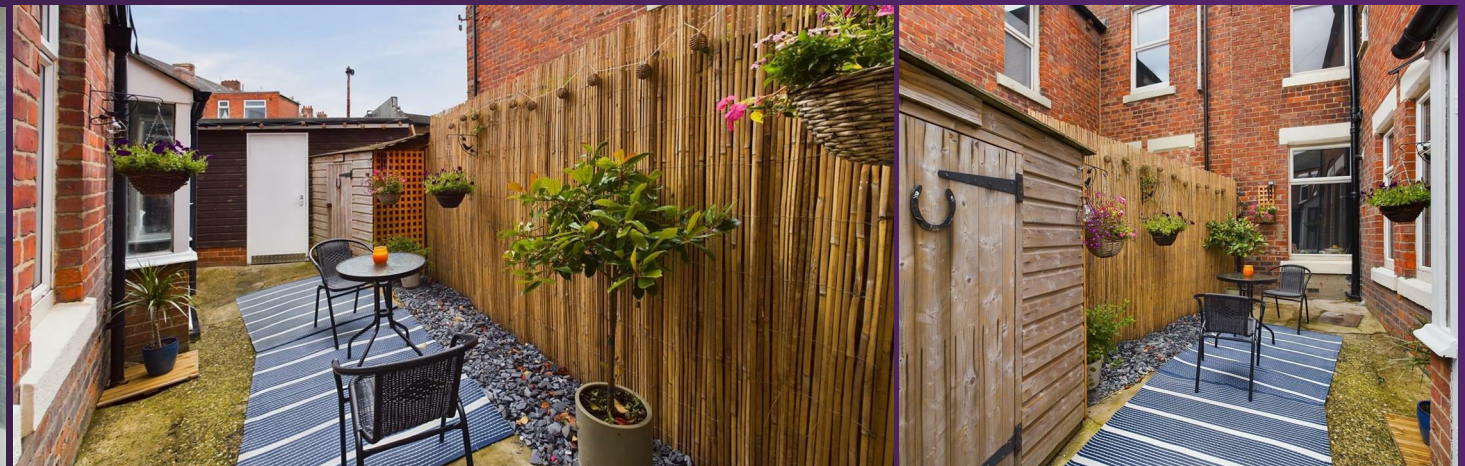


0191 252 2810 - EMBLEYS.CO.UK



4 WINDSOR CRESCENT  
WHITLEY BAY  
NE26 2PA

EMBLEYS  
ESTATE  
AGENTS



4 WINDSOR CRESCENT  
WHITLEY BAY  
NE26 2PA

EMBLEYS  
ESTATE  
AGENTS





4 WINDSOR CRESCENT  
WHITLEY BAY  
NE26 2PA

#### SMOKE ALARMS

It is important that, where not already fitted, suitable smoke alarms are installed for the personal safety of the occupants of the property. These must be regularly tested and checked.

#### APPLIANCES AND SERVICES

The mention of any appliances and/or services within these sales particulars does not imply that they are in full and efficient working order.

[VIEW PROPERTY](#)


#### THE PROPERTIES MISDESCRIPTION ACT, 1991

While these particulars have been carefully compiled and are believed to be accurate, no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. None of the items in the sales of working or running nature such as central heating installations or mechanical equipment (where included in the sales) have been tested by us and no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. Any photographs used are purely illustrative, and may demonstrate only the surroundings.


They are not therefore taken as indicative of the extent of the property, or that the photograph is taken from the boundaries of the property, or of what is included in the sale.

EMBLEYS  
ESTATE  
AGENTS

#### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>77</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>55</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

#### Environmental Impact (CO<sub>2</sub>) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not environmentally friendly - higher CO2 emissions</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



EMBLEYS  
ESTATE  
AGENTS

YOU'LL BE SOLD ON EMBLEYS

0191 252 2810 - EMBLEYS.CO.UK