

FOR
SALE

5 RICHMOND TERRACE, WHITLEY BAY NE26 1SG
£399,950



3 BEDROOM HOUSE - MID TERRACE

- THREE BEDROOM MID TERRACE PROPERTY
- HIGHLY SOUGHT AFTER RESIDENTIAL LOCATION
- TWO GOOD SIZED RECEPTION ROOMS
- LOVELY KITCHEN
- MODERN BATHROOM WC
- ATTACHED GARAGE
- BEAUTIFUL FRONT GARDEN
- WEST FACING REAR YARD
- EPC RATING D

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ENTRANCE HALLWAY
18'6" x 6'9"

RECEPTION ROOM
14'3" x 12'5"

RECEPTION ROOM
14'1" x 11'11"

KITCHEN
15'7" x 7'3"

LANDING

BEDROOM
14'4" x 11'9"

BEDROOM
14'4" x 11'2"

BEDROOM
9'11" x 7'5"

BATHROOM WC
9'3" x 8'0"

GARAGE
17'4" x 10'5"

FRONT GARDEN

REAR YARD

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This well presented and characterful, mid terrace house is perfectly located in a highly sought after residential area. It boasts a wealth of contemporary features with period charm and is ideal for a range of buyers.

With over 1300 square feet of accommodation set over two floors, this lovely property consists of a welcoming entrance hallway with doors to two light and airy reception rooms, a modern kitchen and stairs up to the first floor. The good sized, modern kitchen benefits from a good range of units with contrasting worktops, single oven with an electric hob and chimney hood and doors to the garage. To the first floor there are three good sized bedrooms and a contemporary bathroom with a panelled corner bath, walk in shower, vanity wash basin and low level WC.

Externally there is an attached garage, a beautiful front garden with mature shrubs and a west facing rear yard.

The superb layout, generous size and fabulous location of this property makes for an exciting opportunity which can only truly be 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.

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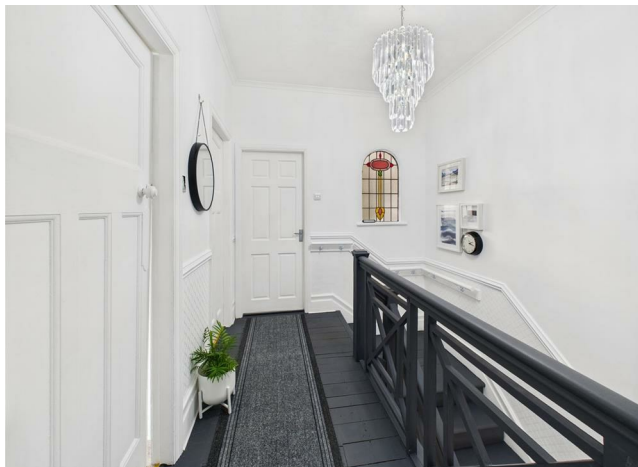
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SMOKE ALARMS

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.

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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.

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Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		71
(55-68) D	56	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		

England & Wales

EU Directive
2002/91/EC



Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO2 emissions</i>		

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