


SIGNATURE

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 Malvins Road, Blyth NE24 5JH

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Offers Over £128,000

Welcome to Malvins Road, Blyth, where Signature North East proudly presents this delightful semi-detached house to the property market. Situated in the heart of Blyth, this residence offers a perfect blend of modern living and convenience, making it an ideal choice for those seeking comfort and accessibility.

As you step inside, you are greeted by a well-sized living room, bathed in natural light, creating a warm and inviting atmosphere for relaxation and entertainment. The ground floor also features a convenient downstairs WC, adding to the practicality of this home. The heart of this home lies in its shaker-style kitchen, fitted in 2018, which seamlessly combines style and functionality. Whether you're a culinary enthusiast or simply enjoy hosting gatherings, this kitchen is sure to impress.

This property boasts two generously sized bedrooms, offering ample space for both residents and guests alike. The bathroom provides a tranquil retreat, perfect for unwinding after a long day.

One of the highlights of this property is its outdoor space. With both front and back gardens, you'll have plenty of opportunities to enjoy the outdoors. The west-facing back garden serves as a sun trap, providing the perfect setting for al fresco dining or simply basking in the sun. A garage also provides extra storage and parking space.

Convenience is key with this property, as it is conveniently located close to the A19 and other road links to Newcastle, making commuting a breeze. Additionally, residents will appreciate the abundance of local amenities just a stone's throw away, ensuring that daily essentials are always within reach.

Modern, light-filled, and thoughtfully designed, this semi-detached house on Malvins Road, Blyth, offers a comfortable and convenient lifestyle for its next lucky owners. Don't miss your chance to make this property your new home sweet home. Contact Signature North East today to arrange a viewing and experience all that this residence has to offer.

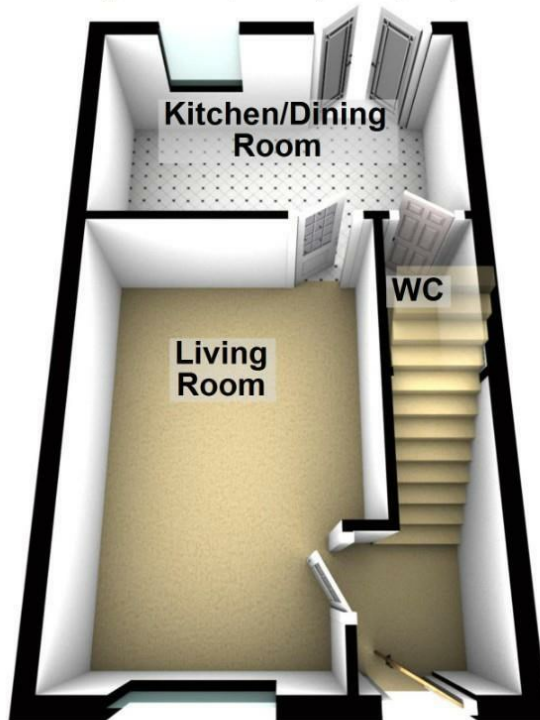


PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.

PROPERTY FLOORPLAN

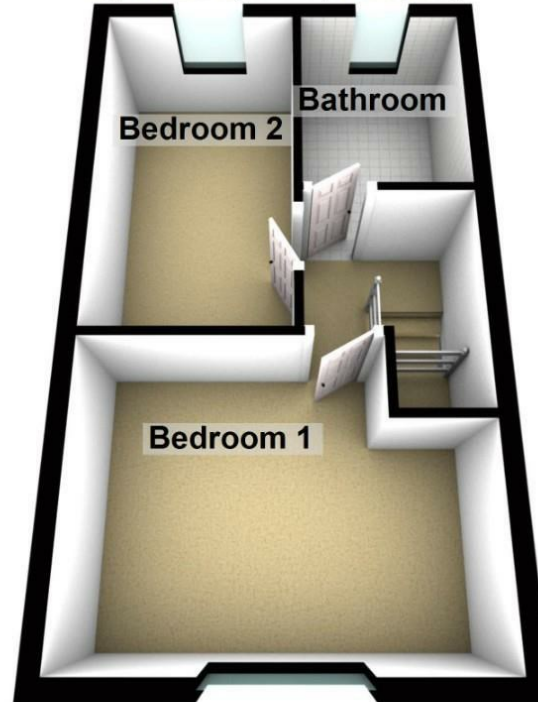
Ground Floor

Approx. 29.2 sq. metres (314.1 sq. feet)



First Floor

Approx. 29.2 sq. metres (314.1 sq. feet)



Total area: approx. 58.4 sq. metres (628.3 sq. feet)

Please be advised the floorplans are not drawn to scale and are to be used to give an idea of the layout of the property.

Plan produced using PlanUp.

Measurements:

Living Room
15'1" x 10'0"

Kitchen / Dining Room
13'5" x 7'10"

WC
5'5" x 3'1"

Bedroom One
13'5" x 10'1"

Bedroom Two
12'10" x 7'1"

Bathroom
7'4" x 6'0"

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		96
(81-91) B	82	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales

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