

# SIGNATURE

## NORTH EAST

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Wilton Drive, Whitley Bay NE25 9QJ

# Wilton Drive, Whitley Bay NE25 9QJ

**Asking Price**  
**£450,000**

Signature North East is delighted to present this stunning five-bedroom terraced property, situated in the highly sought-after area of Whitley Bay. Ideally located in close proximity to the picturesque North East coastline, this home offers the perfect blend of coastal living and convenient access to major road links, making it an ideal choice for families and professionals alike. Whitley Bay is renowned for its vibrant community, excellent schooling at all levels, and a wide array of shops, cafés, restaurants, and entertainment options. The property also benefits from excellent transport links, with the metro providing easy access from Newcastle city centre to the entire coastline.

As you enter the property, you are welcomed into a spacious and bright living room, featuring a large bay window that floods the space with natural light. The open-plan kitchen, dining, and family area is truly the heart of this home, offering ample space to accommodate a dining table and additional furnishings. The kitchen boasts attractive wall and base units, complemented by sleek countertops and high-end AEG integrated appliances, including a double oven, dishwasher, double hob, extractor fan, and a double Belfast sink. The room is further enhanced by a skylight and elegant sliding glass doors, which provide access to the rear garden. A log burner fire adds a cosy touch, making this space perfect for family gatherings. Additionally, the ground floor includes a convenient utility room, W.C., and a versatile reception room, which can double as a fifth bedroom, featuring another beautiful bay window.

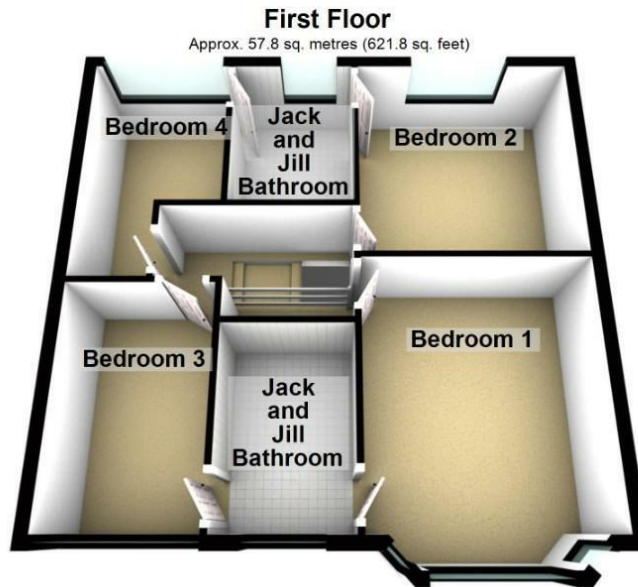
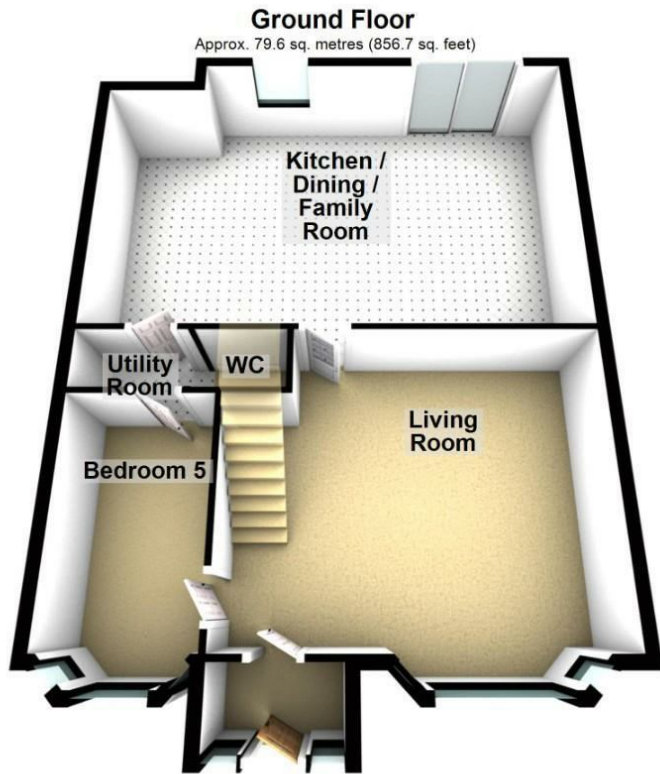
Moving to the first floor, you will find four generously sized bedrooms, each offering plenty of space for double beds and additional furnishings, except for bedroom four, which is ideally suited as a children's room, comfortably fitting a single bed and extra furniture. Bedroom one also features a large bay window, allowing natural light to pour into the room. The property offers the added luxury of Jack and Jill bathrooms for all the bedrooms, each equipped with a bath, shower, hand basin, and W.C., ensuring comfort and style throughout.

Externally, this property features a sizable garden, beautifully laid with lawn and complemented by a generous patio area, perfect for outdoor furniture and entertaining. The driveway can comfortably accommodate up to three cars, adding to the convenience and appeal of this exceptional family home.



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

# PROPERTY FLOORPLAN



Total area: approx. 137.4 sq. metres (1478.5 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  
18'6" x 14'7"

Kitchen / Dining / Family Room  
26'1" x 14'11"

Utility Room  
5'7" x 3'1"

WC  
4'7" x 3'1"

Bedroom One  
12'5" x 11'3"

Jack and Jill Bathroom  
9'5" x 7'1"

Bedroom Two  
11'3" x 11'0"

Jack and Jill Bathroom  
7'10" x 6'3"

Bedroom Three  
11'6" x 7'2"

Bedroom Four  
12'4" x 7'2"

Bedroom Five  
11'8" x 7'2"

### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		77
(55-68) <b>D</b>	61	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	





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