



107 Acomb Avenue Seaton Delaval NE25 0JF

- Semi-Detached Bungalow
 - Lounge
 - Conservatory
- Newly Fitted Shower Room
 - Gardens Front and Rear
- Extended Corner Sited
 - Dining Room
 - Two Bedrooms
- Multipurpose Room/utility Room
 - Driveway/Off street Parking

£225,000





A corner sited semi-detached bungalow offering spacious accommodation throughout, well worthy of internal viewing. The property has the added benefit of being sold with no upper chain.

Comprising entrance porch, reception hallway, lounge, separate dining room with access to a good-sized conservatory, fitted kitchen with a range of wall and floor units incorporating stainless steel sink unit, electric hob and oven, square arch to multi-purpose room through to utility area, two bedrooms, refitted shower room comprising good sized cubicle with mains shower, vanity wash hand basin, low level WC.

Externally there is a driveway offering off street parking, garden to both front and rear. Viewing is recommended.



Entrance Porch

Reception Hallway

Lounge

10'8 x 10'7

Dining Room

11'7 x 11'7

Conservatory

16'2 x 7'7

Kitchen

11'5 x 8'7

Multi Purpose Room

9'6 x 6'0

Utility Room

9'0 x 4'4

Bedroom One

11'2 x 8'8

Bedroom Two

11'3 x 8'5

Shower Room

7'2 x 4'8

Disclaimer

DISCLAIMER:

ML Estates Ltd endeavour to maintain accurate descriptions of properties in Virtual Tours, Brochures, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.

All rooms have been measured with electronic laser and are approximate measurements only. None of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order.

ML Estates for themselves, the vendors or lessors, produce these brochures in good faith and are a guideline only. They do not constitute any part of a contract and are correct to the best of our knowledge at the time of going to press. Pictures may appear distorted due to enlargement and are not to be used to give an accurate reflection of size. All negotiations and payments are subject to contract.

The Tenure of the property should be clarified by your legal representative prior to exchange of contracts.

Viewing Arrangements - Sales

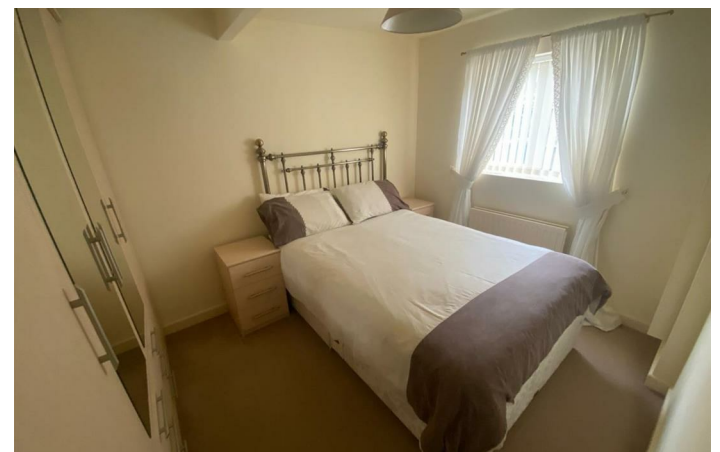
OFFICE HOURS:

Monday - Friday 9:00am - 5:00pm

Saturday 9:00am - 2:00pm

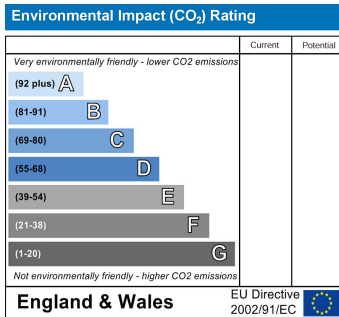
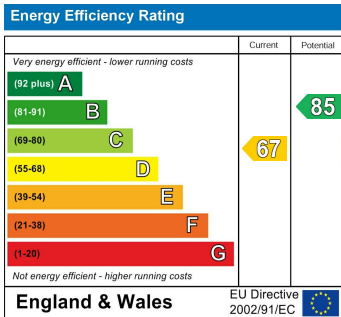
We are contactable after hours on our social media pages and via email sd@mlestates.co.uk

VIEWING: Viewing is strictly by appointment through: - ML Estates, 27 Avenue Road, Seaton Delaval, Tyne & Wear, NE25 0DT

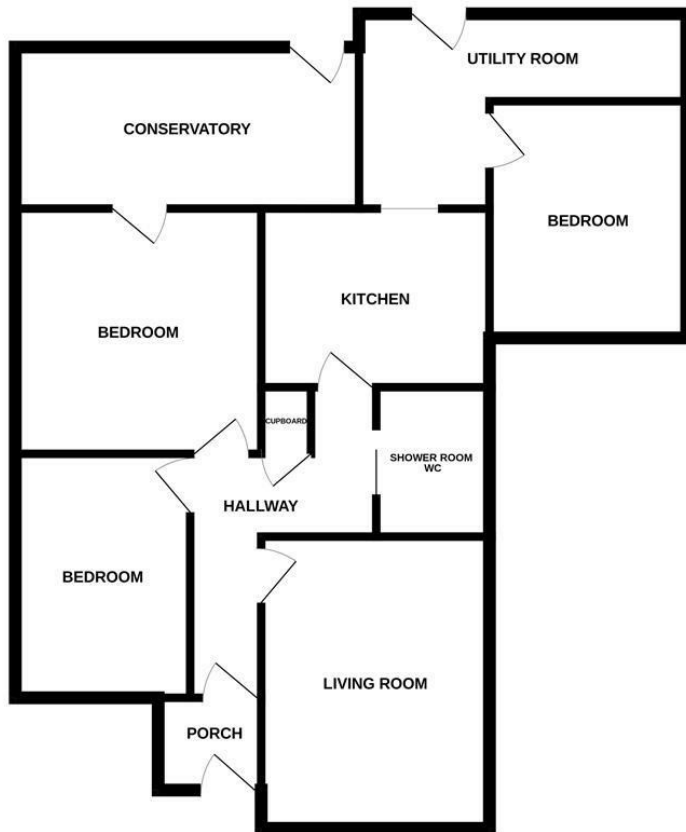




Local Authority Northumberland County Council
Council Tax Band B
EPC Rating TBCD
Tenure Freehold



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
 Made with Metroplan ©2024

ML Estates Sales Office

27 Avenue Road, Seaton Delaval, Tyne
 And Wear, NE25 0DT

Contact

0191 237 60 60
 sd@mlestates.co.uk
 www.mlestates.co.uk/

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.