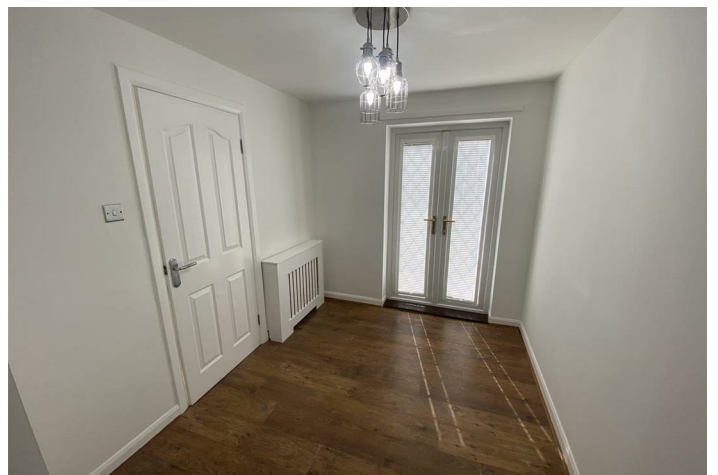




## 6 Carrington Close Seghill, Cramlington NE23 7TA

- Semi Detached House
  - Dining Room
  - 3 Bedrooms
  - Double Driveway
  - No Upper Chain
- Lounge
  - Fitted Kitchen
  - Family Bathroom
- Southerly aspect Rear Garden
- Viewing is Recommended

**Price £189,950**







A pleasantly located Semi Detached home situated in a lovely cul-de-sac, situated in the popular village of Seghill. Internal viewing is recommended to appreciate this ready to move into property with the added benefit of No Upper Chain. The property will appeal to a variety of purchasers ie families or First Time buyers. Briefly comprising:- Entrance Lobby, Lounge with staircase to the front, arch through to Dining Room with French doors opening to rear garden, Re-fitted modern Kitchen with a range of wall & floor units with contrasting work surfaces incorporating a stainless steel sink unit, electric oven and gas hob, plumbing for automatic washing machine, integral fridge/freezer, access to rear garden.

To the first floor there are three Bedrooms, and a Family Bathroom with a lovely White suite with panelled bath, pedestal wash hand basin, low level w.c. and tiled walls.

Externally there is a double driveway for off street parking, to the rear there is a southerly aspect fenced garden with lawn and borders.

There is UPVC double glazing and gas central heating. No Upper Chain.

### Entrance Lobby

### Lounge

15'0 x 12'0 exc staircase

### Dining Room

12'6 x 7'6

### Kitchen

9'5 x 7'1

### First Floor Landing

### Bedroom One

12'2 x 8'9

### Bedroom Two

9'3 x 8'5

### Bedroom Three

8'8 x 6'0

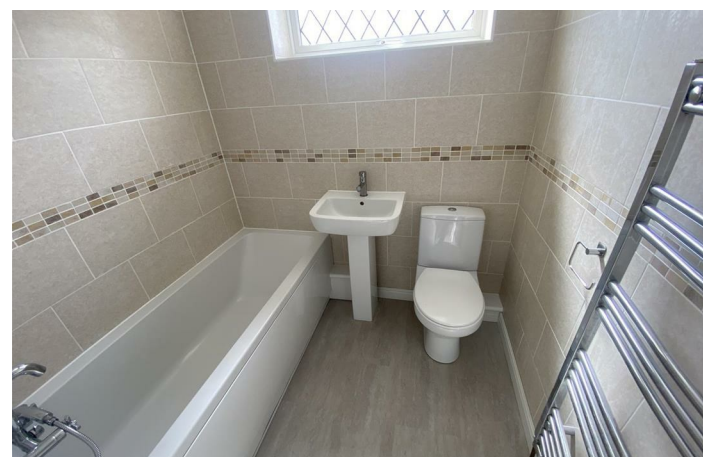
### Bathroom/w.c.

6'2 x 5'7

### Rear Garden

### 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








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

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

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		
England & Wales	EU Directive 2002/91/EC	



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