

SIGNATURE

NORTH EAST

OFFICIALLY RATED THE NO.1 ESTATE AGENT IN THE NORTH EAST





📍 Strathtyrum Drive, Cramlington NE23 8BE

Strathtyrum Drive, Cramlington NE23 8BE

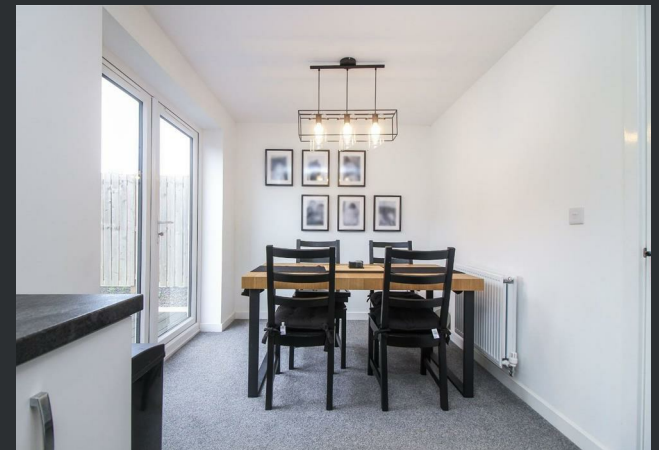
Offers Over £180,000

Signature North East is delighted to introduce this charming three-bedroom semi-detached home located on Strathtyrum Drive in Cramlington. The home boasts tasteful interior décor, and spacious rooms throughout. The surrounding area offers a variety of convenient amenities, including parks, shops, and schools, making this a perfect potential family home.

Upon entering the property, you'll be greeted by an inviting entrance hallway that leads into the spacious living room, offering ample room for your desired furnishings. Continuing from the living room, you'll find a hallway that provides access to a convenient w.c. and the well-appointed kitchen/dining room. The kitchen/dining room is beautifully finished and has ample space for a large family dining table. The kitchen features sleek wall and base units complemented by high-quality worktops, offering maximum storage and functionality. From the kitchen/diner, French doors open to the rear garden, creating a seamless indoor-outdoor living experience.

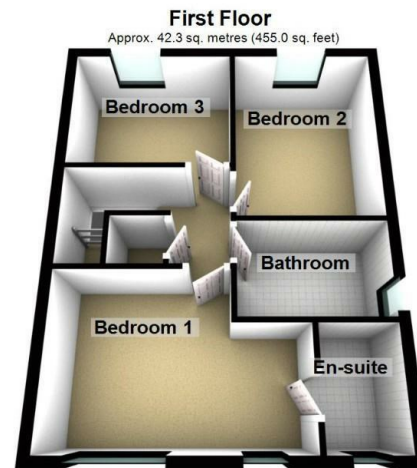
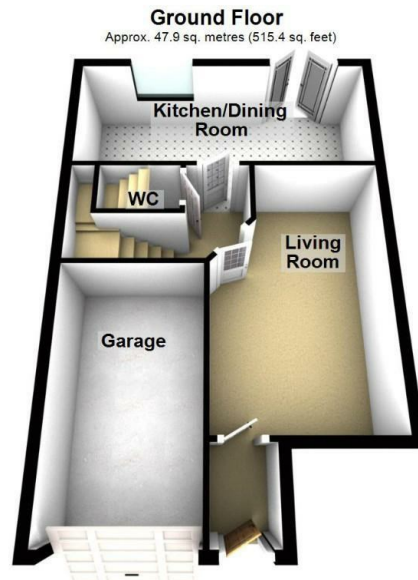
As you ascend to the upper floor, you'll discover the bedrooms and the bathroom. All three bedrooms are generously sized, providing room for double beds and desired furnishings. The master bedroom comes with the added convenience of an ensuite, complete with a shower, w.c., and sink. The main bathroom is equipped with a bath, w.c., and sink.

At the rear of the property, you'll find a lush, expansive lawn area, securely fenced to create a private outdoor space for relaxation. Additionally, there is a raised decked patio, ideal for outdoor furniture and al fresco dining. The front of the home features a paved driveway with access to a garage, providing convenient off-street parking.



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

PROPERTY FLOORPLAN



Total area: approx. 90.2 sq. metres (970.4 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:

Kitchen/ Dining room
7'6" x 18'9"

Living Room
16'2" x 10'3"

Garage
14'9" x 8'2"

Bedroom 1
9'6" x 14'2"

Bedroom 2
11'3" x 8'8"

Bedroom 3
7'9" x 9'10"

En-suite
4'3" x 6'10"

Bathroom
8'7" x 5'6"

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		92
(81-91) B	79	
(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		





More 5 Star Customer Reviews than any other Agent based in the North East on allAgents.co.uk



SALES

LETTINGS

FINANCE

LAW

WE COVER THE WHOLE OF THE NORTH EAST

Whitley Bay
0191 251 3344

Cramlington
01670 897 213

Tynemouth
0191 296 6689

Morpeth
01670 513 966

Ponteland
01661 820 082

Wallsend
0191 432 4151

Alnwick
01665 511 800

Heaton
0191 432 4275

Forest Hall
0191 266 9966

Other locations
0191 640 3523

Newcastle
0191 640 2284

Durham
0191 303 8252

Gosforth
0191 640 3523

Sunderland
0191 543 6390

Whickham
0191 432 5102

Gateshead
0191 432 4294

Jesmond
0191 281 1037

Killingworth
0191 640 3602

Ryton
0191 413 9845

Head Office &
Lettings
0191 253 4815

*Highest recommended 5-star reviews than any other Estate Agent based in the North East on allAgents.co.uk - The UK's Largest Customer Review Website for the Property Industry & Awarded Best Estate Agency 2018 & 2019 - North East England by SME News