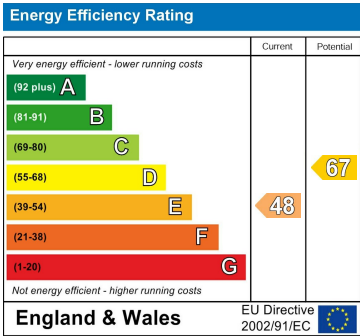




Delaval Road, Whitley Bay



Important Information
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. Brannen & Partners for themselves, the vendors or lessors, produce these brochures in good faith and are a guidelines 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.

Offers Over £375,000

Description

WELL PRESENTED AND SPACIOUS THREE BEDROOM MID TERRACED HOME, PERFECTLY POSITIONED WITHIN THE HEART OF WHITLEY BAY

Brannen & Partners welcomes to the market this well presented mid terraced property, ideally situated in the heart of Whitley Bay. Boasting spacious accommodation and period features throughout, the home presents three good sized bedrooms, two generous reception spaces, modern kitchen and amply sized modern bathroom, complete with a private garden to the front and enclosed yard to the rear.

Briefly comprising: Traditional entrance vestibule leads into the expansive hallway, connecting to all rooms on the ground floor and houses stairs to the first floor with integral storage.

The first of the two reception rooms sits to the front of the home. Boasting period charm, the living space is warm and inviting. The feature fireplace with gas fire provides a focal point, accompanied by original features of a ceiling rose, cornicing and picture rail, finished with a panelled bay window. Mirroring the design, the dining room is positioned to the rear, offering fitted shelving and storage to the right alcove, in addition to double French doors leading out to the rear yard.

Progressing further into the rear of the property, the kitchen completes the ground floor. Modern in design, the kitchen displays a variety of shaker style wall, base and drawer units, housing an integral hob, oven, extractor hood, fridge/freezer, dishwasher and washing machine. From here, the rear yard can also be accessed.

Up to the first floor, the split level landing provides access to the three well sized bedrooms and bathroom.

Bedrooms one and two are considerable doubles. Whilst the third bedroom is still amply sized, currently utilised as a dressing area.

Completing the first floor, the ample family bathroom is warm and neutral in design, equipped with a walk in shower, free standing roll top bath, WC, pedestal wash basin and Victorian style towel rail, in addition to a fitted cupboard.

Externally, there is a garden to the front furnished with mature shrubs. Whilst to the rear, the private yard is west facing and has been decked for minimal maintenance, complete with gate access to the rear lane.

Positioned within the heart of Whitley Bay, this property is ideally located close to local shops, cafes and restaurants, as well as a stone's throw from Whitley Bay seafront. The local transport links are also easily accessible, with Whitley Bay Metro station within walking distance, as well as access to major road links into the city centre and other coastal towns nearby.

Entrance Hallway
10'1" x 26'2"

Living Room
15'5" x 14'7"

Dining Room
12'7" x 15'0"

Kitchen
10'1" x 10'4"

Landing
6'2" x 13'8"

Bedroom One
13'5" x 15'4"

Bedroom Two
12'11" x 14'10"

Bedroom Three
6'0" x 11'11"

Bathroom
10'0" x 10'10"

Rear Yard & Front Garden

Tenure
Freehold

