FOR SALE

13 SEATON CRESCENT, WHITLEY BAY NE25 8DG
£495,000

4 BEDROOM HOUSE - SEMI-DETACHED

- FOUR BEDROOM SEMI DETACHED HOUSE
- TWO RECEPTION ROOMS
- SPACIOUS KITCHEN DINER
- SHOWER ROOM AND SEPARATE WC
- ATTACHED GARAGE WITH UTILTIY ROOM
- DRIVEWAY PARKING
- WEST FACING REAR GARDEN
- NO UPPER CHAIN
- EPC RATING E

VIEW PROPERTY

VESTIBULE
4'6" x 2'9"

HALLWAY
13'8" x 4'8"

RECEPTION ROOM
16'1" x 13'3"

RECEPTION ROOM
13'4" x 10'10"

KITCHEN DINER
15'2" x 9'7"

UTILITY ROOM
2'11" x 5'4"

LANDING
7'7" x 5'3"

BEDROOM
16'4" x 11'10"

BEDROOM
13'6" x 10'3

BEDROOM
9'4" x 9'2"

BEDROOM
9'2" x 8'3"

SHOWER ROOM
8'6" x 5'7"

WC
4'3" x 2'11"

GARAGE
16'3 x 10'1

FRONT GARDEN

REAR GARDEN

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A wonderful opportunity to acquire this impressive extended four-bedroom period semi-detached home, ideally located on the highly regarded Seaton Crescent in the heart of Monkseaton. Beautifully maintained throughout, the property combines generous family accommodation with charming period features, creating a warm and elegant home suited to modern family living. Offered for sale with no upper chain, the property occupies a superb position within this sought-after residential area.

Upon entering, the ground floor offers spacious and versatile living accommodation, briefly comprising an inviting entrance hallway, two substantial reception rooms, both enhanced by grand bay windows and feature fireplaces. To the rear, the kitchen diner provides an excellent family space overlooking the garden, ideal for both everyday living and entertaining.

To the first floor are four well-proportioned bedrooms, two with fitted wardrobes and grand bay windows together with a modern shower room benefitting from walk in shower, vanity wash basin and integrated WC.

Externally, the property enjoys a low maintenance front garden alongside a driveway providing off-street parking and access to the garage. To the rear is a beautifully maintained west-facing garden, enjoying a pleasant sunny aspect and offering an excellent outdoor space for relaxing and entertaining during the warmer months.

Monkseaton remains one of North Tyneside's most desirable locations, popular with families and professionals alike due to its excellent local schools, strong community atmosphere and convenient transport links. The area benefits from a variety of local shops, cafés and amenities, together with nearby Metro stations and easy access to the stunning North East coastline and Newcastle city centre.

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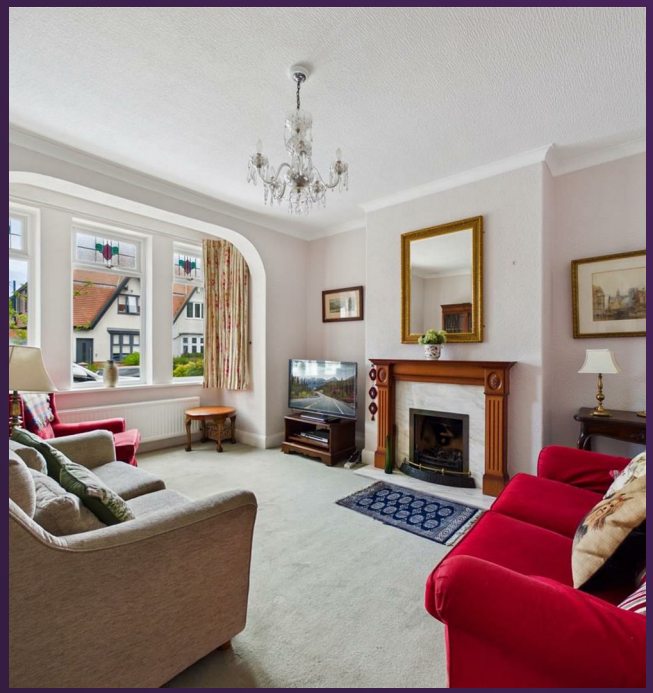

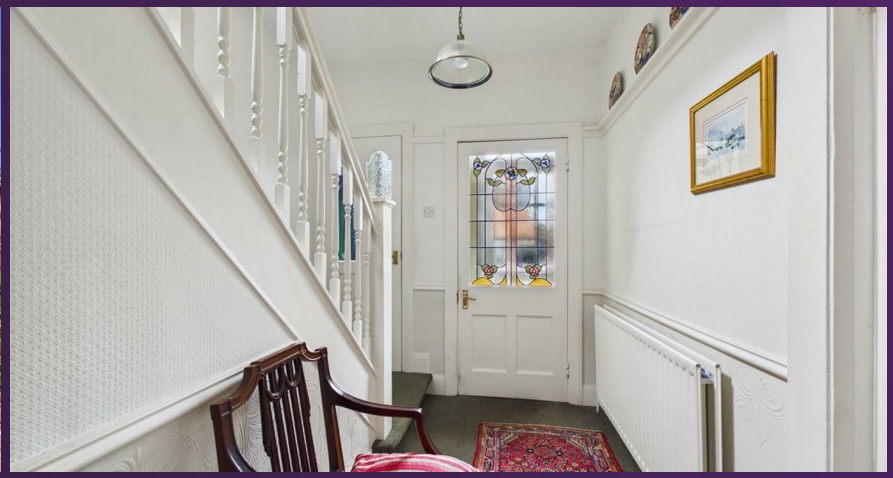

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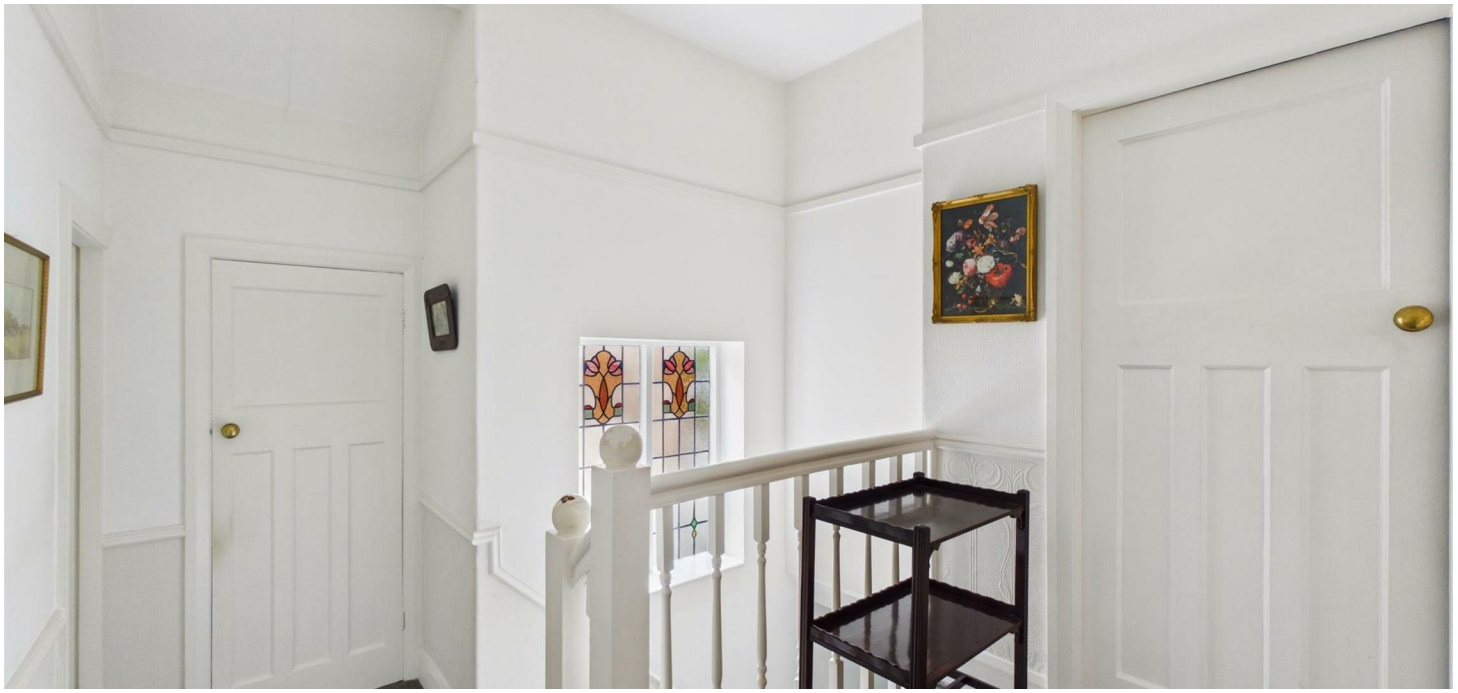

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FLOORPLAN

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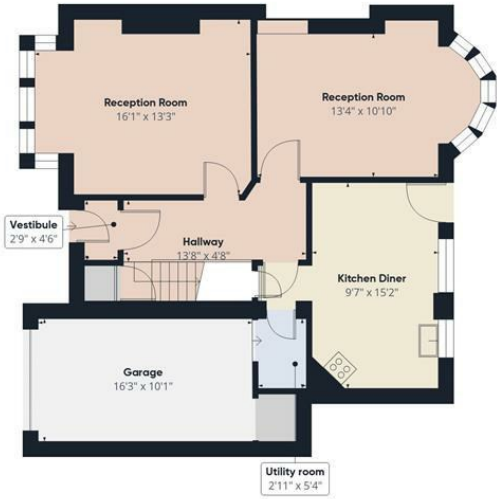

Floor 0

Floor 1

Approximate total area[1]

1459 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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SMOKE ALARMS

It is important that, where not already fitted, suitable smoke alarms are installed for the personal safety of the occupants of the property. These must be regularly tested and checked.

APPLIANCES AND SERVICES

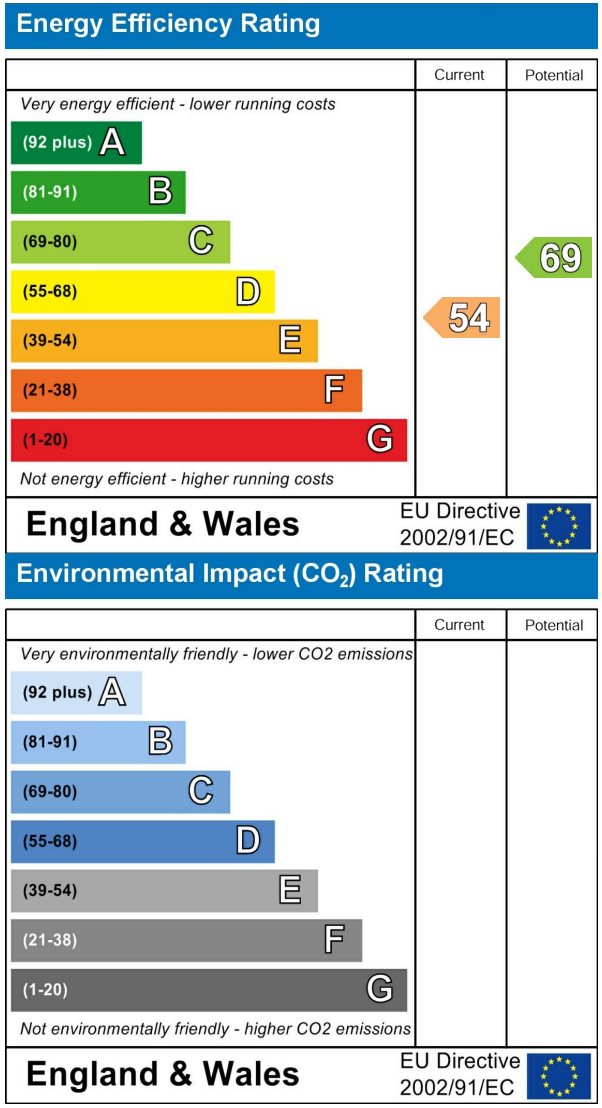
The mention of any appliances and/or services within these sales particulars does not imply that they are in full and efficient working order.

VIEW PROPERTY

THE PROPERTIES MISDESCRIPTION ACT, 1991

While these particulars have been carefully compiled and are believed to be accurate, no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. None of the items in the sales of working or running nature such as central heating installations or mechanical equipment (where included in the sales) have been tested by us and no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. Any photographs used are purely illustrative, and may demonstrate only the surroundings.

They are not therefore taken as indicative of the extent of the property, or that the photograph is taken from the boundaries of the property, or of what is included in the sale.



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