

Ringwood Drive, Parkside Glade, Cramlington, NE23

£295,000 Offers in Excess Of

MICHELLE ROPER

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Ringwood Drive

Parkside Glade, Cramlington, NE23

Beautifully presented 2 Bedroom Detached Bungalow on Ringwood Drive, in the ever popular location of Parkside Glade, Cramlington.

Situated within an enviable plot and enjoying private gardens to front, side & rear, the property offers off street parking via a blockpaved driveway and covered car port.

The property briefly comprises of Entrance Hallway, Lounge, Kitchen, Conservatory, Utility and Half Garage, Master Bedroom, Bedroom 2 currently utilised as a Dining Room and a Shower room.

Early viewing is highly recommended.

Price: £295,000 Offers in Excess Of









Accommodation

Entrance Hall
Through the front door of this beautifully presented 2 Bedroom Detached Bungalow, we enter into the Hallway, providing access to the Lounge, Kitchen, Shower room and 2 Bedrooms. The Hall features a storage cupboard, a single radiator and wood flooring underfoot

Lounge 5.78 m x 3.64 m
Situated to the front of the property is the spacious Lounge. A double glazed bay window looks to front elevation enjoying views of the private garden beyond. The focal point of the room is the fireplace with Louis inspired surround, coal effect electric fire, with marble inset and hearth. The room features decorative coving to ceiling, single radiator and carpet underfoot. Ahead a door provides access to the Conservatory.

Dining Room / Bedroom 2 3.63 m x 2.86 m
Conveniently situated off the Hall the second bedroom/ reception room is currently utilised as a Dining Room and enjoys views of the private front garden beyond. A large storage cupboard sits to the left and the room features a single radiator and carpet underfoot.









Accommodation

Kitchen 3.73 m x 2.82 m
Situated to the rear of the property, the Kitchen benefits from a range of wooden shaker style wall and base units with complementary chrome handles and over-top marble effect work surface with integrated 1.5 bowl sink, single drainer and chrome mixer tap. A double glazed window looks to rear elevation and the room features a door to the right leading to Utility and half Garage beyond. Integrated appliances include an electric Oven and Grill, Gas Hob with extractor hood, dishwasher and space for free standing fridge freezer. Other features of the room include a white towel radiator, strip lighting and tile effect cushioned floor underfoot.

Utility 2.71 m x 2.77 m
Situated off the Kitchen is the Utility room, which benefits from a range of high gloss wall and base units, inset stainless steel sink and plumbing for automatic washing machine. A door provides access to the rear garden and the room features a double glazed window to rear elevation. To the right a single door provides access to the half Garage.

Conservatory 5.68 m x 2.69 m
The Conservatory is a welcomed addition to the property, accessible via the Lounge. The room is spacious with sliding doors leading to private rear garden, the room features a decorative column radiator and tiled floor underfoot.









Accommodation

Master Bedroom 3.24 m (to robes) x 3.66 m
The Master Bedroom is a spacious double room with double glazed window to rear elevation, underneath which sits a single radiator. The room features built in wardrobes extending over the bed providing additional storage. The room features carpet underfoot.

Shower room 2.26 m x 1.41 m
The Shower room consists of a three piece suite comprising of shower cubicle with glass door opening and electric shower, a vanity unit extends the wall ahead with inset sink and low level WC with storage cupboards beneath. A double glazed opaque window looks to side elevation. Other features of the room include a single radiator and wood floor underfoot.

Externally
Externally the property offers an extensive block paved driveway leading to car port. The carport covers front entrance allowing access into the property under cover. A decorative rockery sits to the left with mature shrubbery and slate.

To the rear the garden opens up into a private haven laid mainly to lawn with fenced boundary and paved patio areas for outdoor dining/entertaining.
Leading from the Conservatory is a block paved sun trap ideal for enjoying breakfast or an evening meal.
The garden has been well maintained and features a timber framed shed and greenhouse.

Integral Garage
The Garage has been modified to facilitate a Utility area to the rear. The front part of the Integral Garage features an electric door to front with lighting and electrics and access through a single door to utility and property beyond.



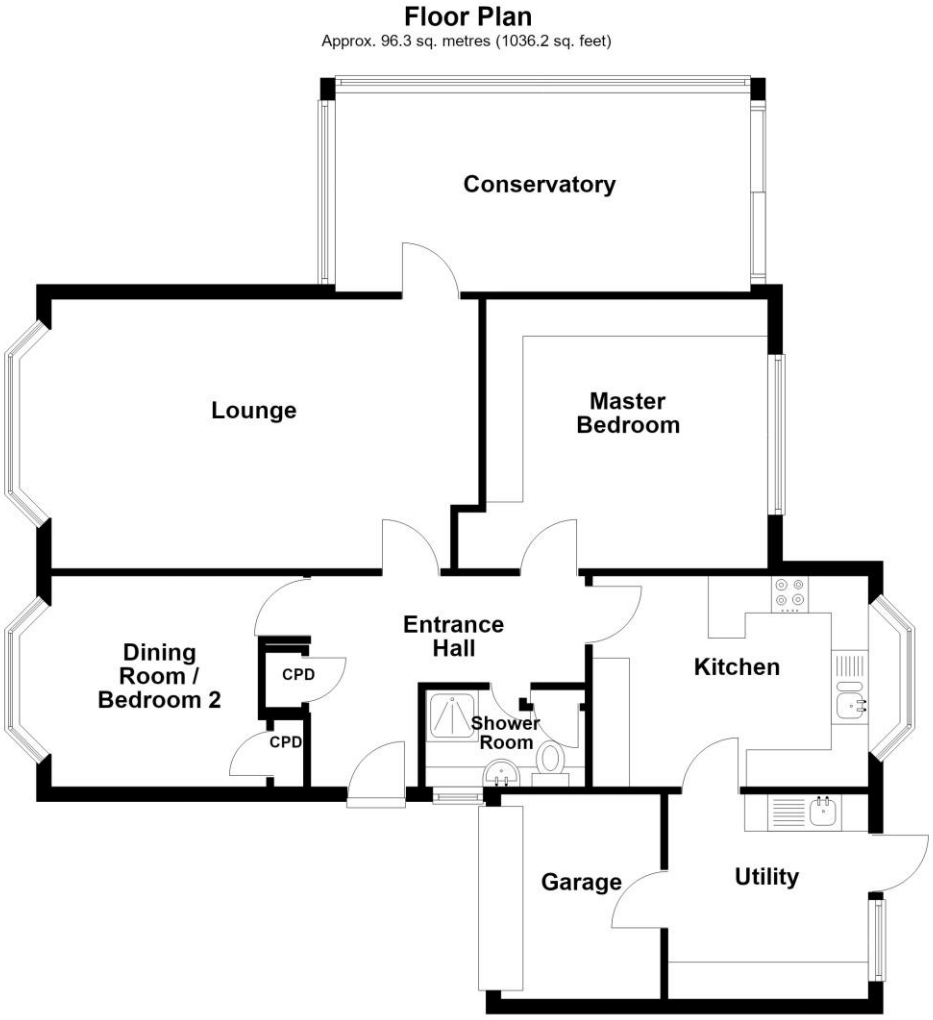






Floor Plan & EPC

Approximate Gross Internal Area	
Total	96.3 sq. metres / 1036.2sq. feet



Total area: approx. 96.3 sq. metres (1036.2 sq. feet)











Local Authority
Northumberland County Council

Council Tax
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Tenure
Freehold

Disclaimer
These particulars are not to form part of a Sale Contract owing to the possibility of errors and/or omissions. Prospective purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. All fixtures, fittings, chattels and other items not mentioned are specifically excluded unless otherwise agreed within the Sale Contract documentaries or left in situ and gratis upon competition. The property is also sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any other matters which may affect the legal title. The Agent has not formally verified the property's structural integrity, ownership, tenure, acreages, estimated square footage, planning/building regulations status or the availability/operation of services and/or appliances. Therefore prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase.

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