



Bamburgh Terrace | Ashington | NE63

£120,000

A three-bedroom terraced property offering well-presented accommodation throughout. The ground floor comprises an entrance hallway, lounge, fitted kitchen/dining room, and an additional reception room which could be used as a home office or study. To the first floor are three bedrooms and a family bathroom fitted with a four-piece suite.

Externally, the property benefits from a driveway to the front providing off-street parking, while the rear garden is mainly laid to lawn with an outhouse and low-maintenance areas.

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Three bedroom Terraced House

Kitchen/Dining Room

Additional Reception Room/Office

Family Bathroom with Four-Piece Suite

Driveway For Off-Street Parking

Rear Garden with Outhouse

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION:

ENTRANCE: UPVC Part glazed front door

ENTRANCE HALLWAY: 6'0 (1.83) x 11'1 (3.38)

Stairs to first floor landing, modern flooring

LOUNGE: 11'0 (3.35) x 8'11 (2.72)

Double glazed front window, radiator, modern flooring archway to dining/kitchen area

KITCHEN/ DINING ROOM: 21'4 (6.50) x 8'4 (2.54)

Double glazed rear window, radiator, range of wall, floor and drawer units with coordinating roll edge work surfaces, coordinating roll edge work surfaces, coordinating sink unit and drainer with mixer tap, tiled splashbacks, built in electric fan assisted oven, electric hob with extractor fan above, space for fridge/freezer, plumbed for washing machine, coving to ceiling, double glazed patio doors to rear.

Third Reception Room/office: 5'11 (1.80) x 10'6 (3.20) off hallway

Double glazed front window

FIRST FLOOR LANDING AREA:

FAMILY BATHROOM: 9'7 (2.92) x 7'3 (2.21)

4-piece white suite comprising: panelled bath, wash hand basin set in vanity unit, shower cubicle, low level wc, spotlights, two double glazed rear windows, heated towel rail, modern flooring, cladding to walls.

BEDROOM ONE: 10'2 (3.10) into alcove x 9'2 (2.79)

Double glazed front window, radiator, built in cupboard, modern flooring, stairs to attic space.

BEDROOM TWO: 9'0 (2.74) x 12'4 (3.76)

Double glazed front window, radiator, built in cupboard, modern flooring, coving to ceiling.

BEDROOM THREE: 13'0 (3.96) x 7'4 (2.24)

Double glazed rear window, radiator, coving to ceiling.

EXTERNALLY: FRONT GARDEN: Driveway

REAR GARDEN: Laid mainly to lawn, low maintenance garden, outhouse

T: 01670 850 850

Ashington@rmsestateagents.co.uk

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PRIMARY SERVICES SUPPLY

Electricity: TBC

Water: TBC

Sewerage: TBC

Heating: TBC

Broadband: TBC

Mobile Signal Coverage Blackspot: TBC

Parking: Driveway

MINING

The North East region is famous for its rich mining heritage and therefore it will be beneficial to conduct a mining search. Confirmation should be sought from a conveyancer as to its effect on the property, if any.

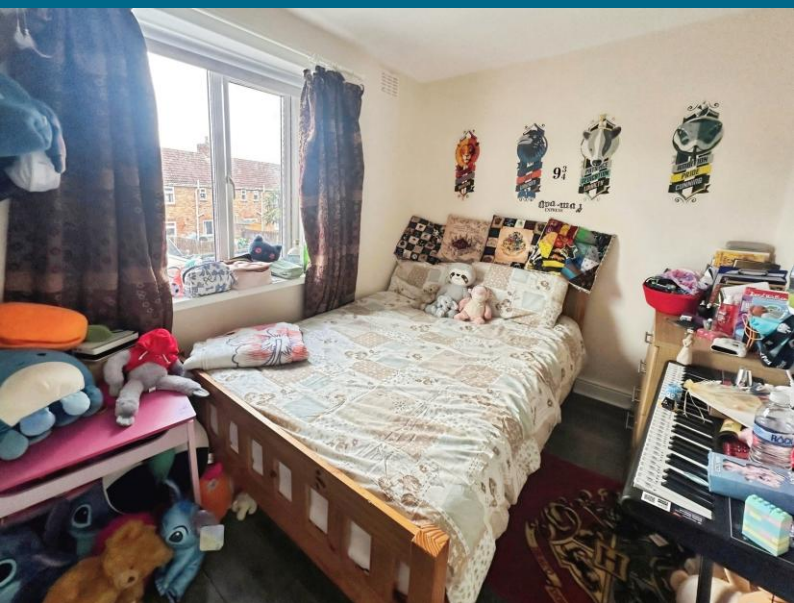
TENURE

Freehold – It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser.

COUNCIL TAX BAND: D

EPC RATING: A

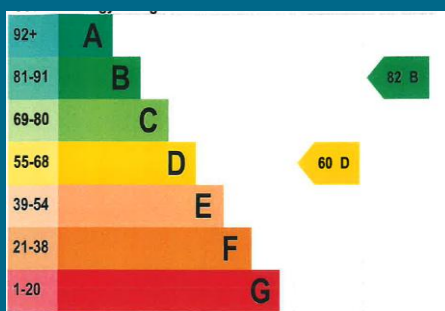
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Money Laundering Regulations - intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

