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THORNTREE DRIVE, WHITLEY BAY, NE25

Offers Over £225,000

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Beautifully presented, two bedroom end terrace home on Thorntree Drive in Whitley Bay, thoughtfully updated to offer stylish open plan living and well maintained outdoor space.

The accommodation features a spacious open plan lounge, dining area and shaker style kitchen, creating a sociable setting for everyday living. A rear lobby provides access to the garden and a convenient WC, while the first floor offers two double bedrooms, including a main bedroom with a fitted wardrobe, and a contemporary shower room. Outside, there are lawned front and rear gardens, with a raised decked seating area to the rear.

Thorntree Drive is a popular residential address within easy reach of local shops, supermarkets, cafés and well regarded schools. Whitley Bay's award winning coastline, parks and leisure facilities are all close by, while the A19, Coast Road, nearby Metro stations and regular bus services provide excellent links across Tyneside. Appealing to first time buyers, professionals and downsizers alike, this home offers modern living in a convenient coastal location.

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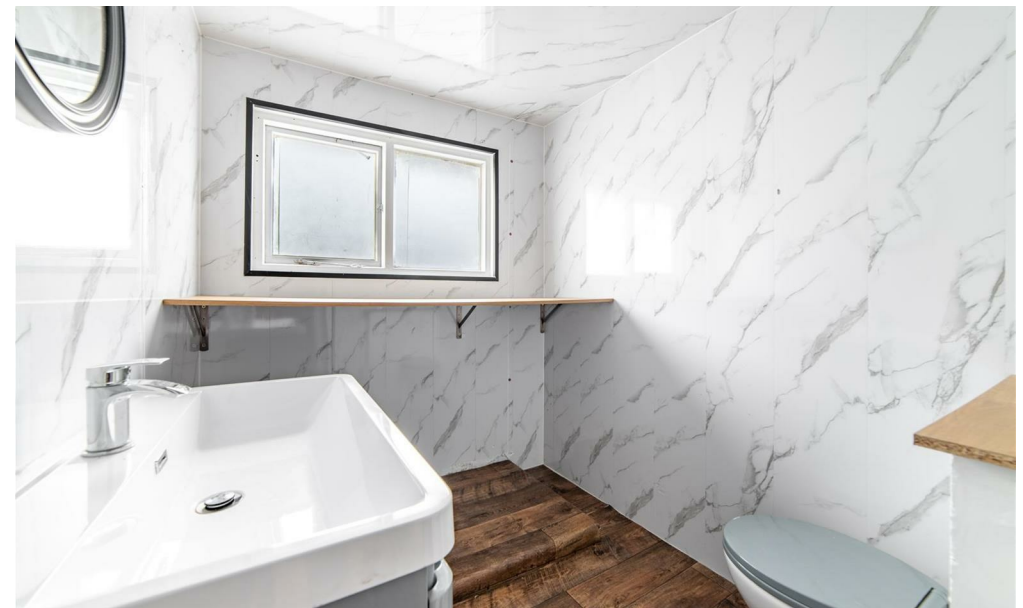
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The internal accommodation comprises: an entrance hall with stairs leading up to the first floor, enhanced by decorative tiled risers and a useful understairs storage cupboard. The hallway opens into an impressive open plan lounge, dining area and kitchen, finished with herringbone tiled flooring, recessed spotlights, vertical designer radiators and a feature fireplace with a timber mantel and inset stove. The shaker style kitchen is fitted with solid wood worktops, a Belfast sink with a black pull out mixer tap, an integrated oven, five burner gas hob beneath a black extractor canopy, geometric tiled splashbacks and fitted units.

The open plan layout offers generous living and dining space, creating an ideal setting for everyday living and entertaining. From the kitchen, a rear lobby provides access to both the front and rear gardens and leads to a convenient WC, fitted with marble effect wall panelling, wood effect flooring, a vanity unit with storage beneath, a concealed cistern WC, illuminated mirror and frosted window.

Stairs lead up to the first-floor landing, providing access to two double bedrooms and the shower room. One bedroom benefits from a fitted rail, while the shower room features a walk in rainfall shower with a recessed niche, contemporary tiling, a vanity unit with storage beneath, low level WC, chrome heated towel rail, recessed spotlights and a frosted window.

Outside, a gravel pathway with slate stepping stones leads to the entrance alongside a lawned front garden enclosed by low brick walling. The enclosed rear garden is mainly laid to lawn with mature hedging, timber fencing and a raised timber deck, creating an excellent space for outdoor seating and entertaining.



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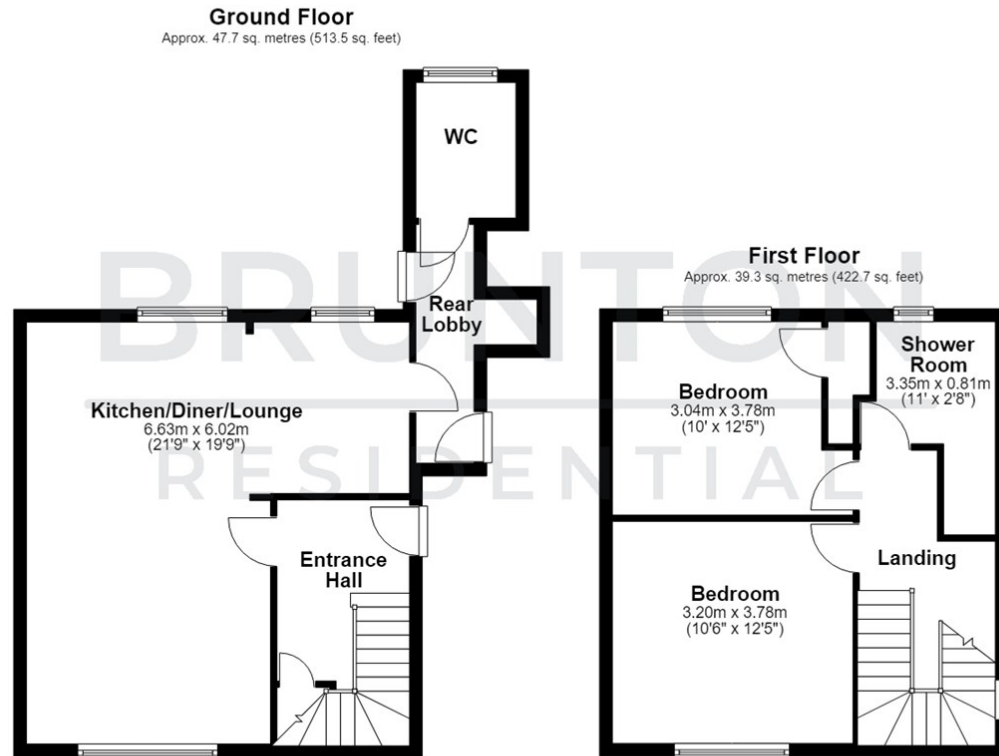
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TENURE : Freehold

LOCAL AUTHORITY : North Tyneside CC

COUNCIL TAX BAND : A

EPC RATING : D



Total area: approx. 87.0 sq. metres (936.2 sq. feet)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
		60	76
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	