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CREATING MOVES, BUILDING RELATIONSHIPS,

Exceeding Expectations



FOR SALE

Bristol Street

NEW HARTLEY, WHITLEY BAY, NE25 0RJ

OFFERS OVER

£140,000

2 BEDROOMS · 1 BATHROOMS · 1 RECEPTIONS

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THE PROPERTY

Bristol Street, New Hartley

OFFERS OVER £140,000 · FREEHOLD

Signature North East welcomes you to this chain free, two-bedroom end terraced home, ideally positioned in the popular village of New Hartley, Whitley Bay. The property enjoys close proximity to a wide range of local amenities, including shops, well-regarded schools and eateries, making it well suited to a variety of buyers. Seaton Sluice beach is just a short distance away, perfect for coastal walks and weekend leisure. Offered with no onward chain, this home presents an excellent opportunity for those seeking a straightforward move.

Upon entering via the hallway, you are welcomed into a stylish living room, enhanced by a bright window that floods the space with natural light and a feature fireplace that creates a charming focal point. The living room flows seamlessly into the kitchen, which is fitted with attractive wall and base units complemented by sleek worktops. There is comfortable space for a dining area, making it ideal for both everyday living and entertaining. Integrated appliances include an oven, cooker hood, dishwasher, fridge and washing machine, ensuring practicality alongside style.

To the first floor, there are two spacious double bedrooms, each offering ample room for furnishings and providing comfortable, well-proportioned accommodation. The family bathroom completes the interior and is fitted with a bathtub, wash basin and WC, designed to meet the needs of modern living.

Externally, the property benefits from a peaceful rear garden, thoughtfully laid with artificial lawn and a patio area, creating a low-maintenance outdoor space to relax or entertain. Off-street parking is available via the driveway, along with a car port to the rear, adding further convenience to this well-located home.





KEY FEATURES

- Chain free
- Two-bedroom end-terraced home in popular New Hartley, Whitley Bay.
- Close to local amenities, schools, eateries & Seaton Sluice beach
- Stylish living room with feature fireplace & bright window.
- Well-equipped kitchen/diner with integrated appliances.
- Two spacious double bedrooms & family bathroom.
- Low-maintenance rear garden, driveway parking & rear car port.
- Council Tax Band A
- EPC Rating E







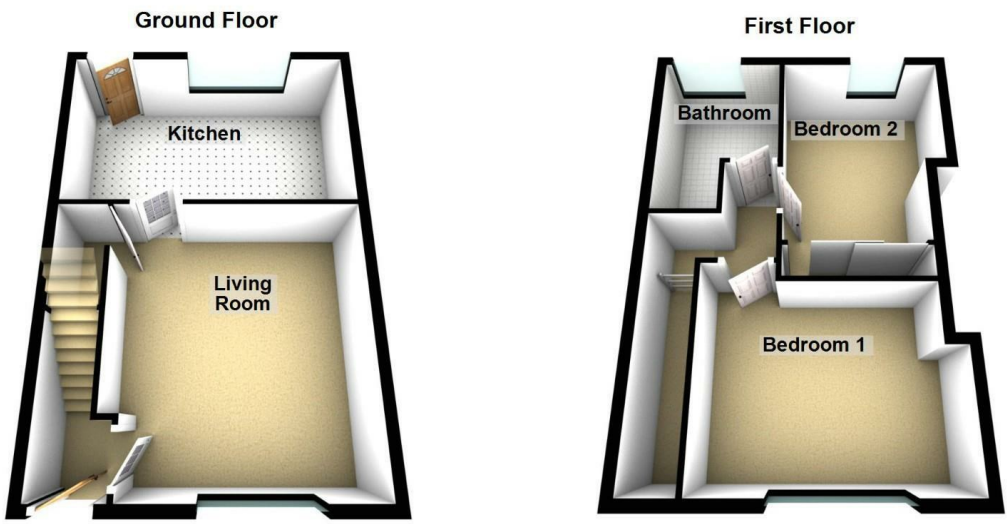


ACCOMMODATION

Room Dimensions

Living Room	4.92 x 4.46 (16'1" x 14'7")
Kitchen	3.28 x 5.42 (10'9" x 17'9")
Bedroom One	3.34 x 4.45 (10'11" x 14'7")
Bedroom Two	3.89 x 3.06 (12'9" x 10'0")
Bathroom	3.28 x 2.3 (10'9" x 7'6")

FLOOR PLAN



Total area: approx. 87.8 sq. metres (945.3 sq. feet)

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