



Wayside Way | Ellington | NE61 5FE

£350,000

This well-presented four-bedroom detached family home offers spacious and modern accommodation throughout, ideal for family living. The property benefits from a large block paved driveway, garage, and low-maintenance gardens to both the front and rear.

Internally, the accommodation briefly comprises an entrance hallway, downstairs W.C, spacious lounge with front aspect window, dining area with patio doors to the rear garden, and an impressive fitted kitchen featuring integrated appliances, modern flooring, ample storage units, and bi fold doors.

To the first floor are four well-proportioned bedrooms, including a principal bedroom with fitted wardrobes and en-suite shower room. A modern four-piece family bathroom completes the accommodation.

Externally, the rear garden is mainly laid to lawn with a patio seating area and flower beds, while the single garage benefits from power and lighting, to the front EV charging point, solar panels.

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Stunning Four-Bedroom Detached Family Home

Stylish Modern Kitchen With Integrated Appliances

Generous Block Paved Driveway and Integral Garage

Spacious And Elegant Lounge

Luxurious Principal Bedroom with Private En-Suite

Beautiful Low-Maintenance Rear Garden with Patio Area

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION:

ENTRANCE: Composite Entrance door

ENTRANCE HALLWAY: Stairs to first floor landing, modern flooring

DOWNSTAIRS CLOAKS/W.C: Low level WC, wash hand basin, modern flooring, part tiling to walls

LOUNGE: 17'8 (5.38) x 10'7 (3.22)
Double glazed front window, double radiator, television point

DINING ROOM: 9'9 (2.97) x 9'6 (2.90)
Double glazed patio doors to rear, double radiator.

KITCHEN: 9'9 (2.97) x 20'10 (6.35)
Double glazed rear window, double radiator, range of wall, floor and drawer units with coordinating roll edge work surfaces, stainless steel sink unit and drainer with mixer tap, built in electric fan assisted oven, gas hob with extractor fan above, integrated fridge freezer, washing machine, modern flooring, spotlights, double glazed rear door.

FIRST FLOOR LANDING: Loft access, built in storage cupboard.

BEDROOM ONE: 13'5 (4.09) x 10'8 (3.25) to front of robes
Double radiator, double glazed front window, fitted wardrobes.

EN-SUITE SHOWER ROOM: Double glazed front window, low level WC, pedestal wash hand basin, shower cubicle with mains shower, tiling to walls, spotlights.

BEDROOM TWO: 10'11 (3.33) x 10'7 (3.22)
Double glazed front window, double radiator, fitted wardrobes

BEDROOM THREE: 9'10 (2.99) x 10'5 (3.18)
Double glazed rear window, double radiator

BEDROOM FOUR: 9'6 (2.90) x 9'8 (2.95)
Double glazed rear window, single radiator.

FAMILY BATHROOM: 4 pieces white suite comprising:
Panelled bath, wash hand basin, shower cubicle, low level WC, spotlights, double glazed rear window, heated towel rail, tiling to walls, tiled flooring

EXTERNALLY:
FRONT GARDEN: Large block paved driveway leading to garage, with lawn and shrubs

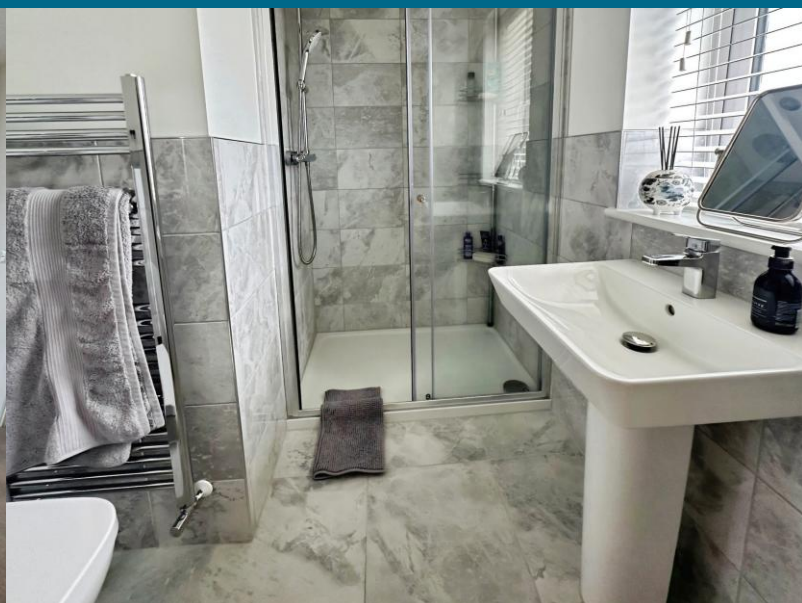
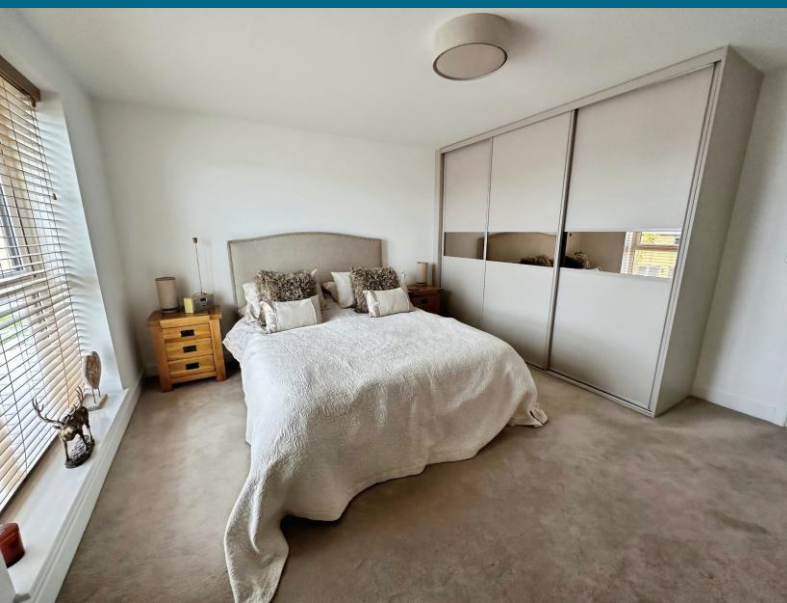
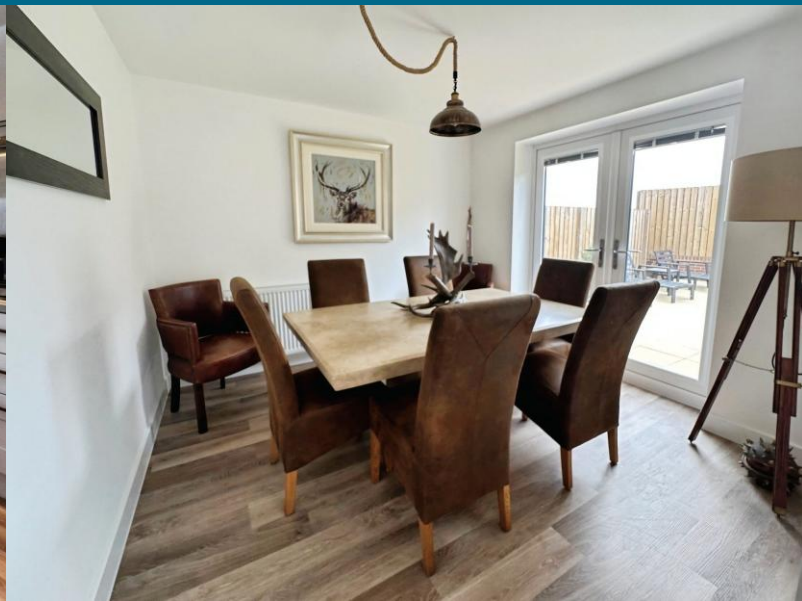
REAR GARDEN: Laid mainly to lawn, patio area, water tap, low maintenance garden, flower beds.

GARAGE: 9'9 (2.97) x 15'2 (4.62)
Single garage with up and over door, power and lighting.

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PRIMARY SERVICES SUPPLY

Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: GCH
Broadband: Ultrafast
Mobile Signal Coverage Blackspot: No
Parking: Garage/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

AS00010616 FG/GD VERSION TWO 20/05/2026



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| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | 92 A | 92 A |
| 81-91 | B | | |
| 69-80 | C | | |
| 55-68 | D | | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |

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