



Beaumont Street | Blyth | NE24 1HP

£115,000

Prepare to be impressed by this exceptional and beautifully presented large end-terrace home, ideally situated within easy reach of local shops, excellent transport links and everyday amenities. This truly stunning property has been thoughtfully enhanced throughout, effortlessly combining character, style and modern living. Upon entering, you are welcomed by a bright entrance hall leading into a simply gorgeous dual-aspect lounge, flooded with natural light and featuring a charming log burner, creating the perfect space to relax and unwind. To the rear, the fabulous open-plan kitchen diner is the heart of the home, offering an ideal setting for both family life and entertaining, with ample space for dining and direct access to the rear garden. Outside, the property continues to impress with a private rear yard providing valuable off-street parking, complete with an electric vehicle charging point. A superb summer house with power offers endless possibilities, whether as a home office, gym, hobby room or entertaining space. The first floor boasts three generously proportioned bedrooms, all beautifully presented, together with a recently refitted contemporary shower room finished to a high standard. This outstanding home is ready to move straight into and offers a wonderful blend of charm, practicality and stylish living. Early viewing is highly recommended to fully appreciate everything this truly beautiful property has to offer.

RMS | Rook
Matthews
Sayer



3



1



1

**Outstanding Three Bedroom
End Terrace**

**Mains Water, Electricity and
Sewage**

Beautiful Kitchen Diner

**Freehold, Epc Rating C,
Council Tax Band A**

**Lounge with Exposed Brick
and Log Burner**

**Rear yard With Summer House
and off Street Parking**

Newly Fitted Shower Room

Gas Heating

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION:

ENTRANCE PORCH: UPVC Entrance door

ENTRANCE HALLWAY: Stairs to first floor landing

LOUNGE: (front & side): 16'87 x 12'09, (5.14m x 3.68m), double glazed window to side, double radiator and log burner.

KITCHEN: (rear & side): 20'26 x 11'56, (6.17m x 3.52m), double glazed window to rear and side, double radiator, range of wall, floor and drawer units with coordinating roll edge work surfaces, coordinating sink unit and drainer with mixer tap, tiled splash backs, extractor fan, and space for cooker, integrated fridge freezer and dishwasher as well as patio doors to rear yard.

FIRST FLOOR LANDING AREA: loft access

LOFT: Partially boarded, pull down ladders, and lighting.

SHOWER ROOM: 3 piece suite comprising shower cubicle, low level WC, spotlights, tiled to walls and floors.

BEDROOM ONE: (side): 10'31 x 12'98, (3.14m x 3.95m), double glazed window to side, double radiator.

BEDROOM TWO: (front & side): 10'74 x 12'24, (3.27m x 3.73m), double glazed window to front and side, double radiator.

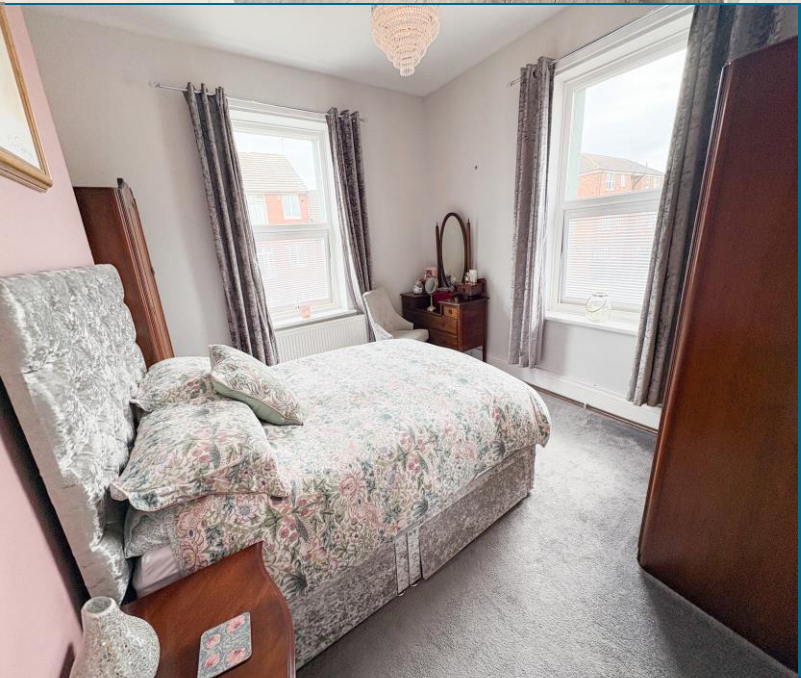
BEDROOM THREE: (front): 7'69 x 8'59, (2.34m x 2.61m), double glazed window to front and double radiator.

EXTERNALLY: to the rear is a yard with charging point, double gates as well as a summer house with electrics and tv points.

T: 01670 352 900

Blyth@rmsestateagents.co.uk

RMS | Rook
Matthews
Sayer



PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas & wood burner

Broadband: Fibre to premises

Mobile Signal Coverage Blackspot: No

Parking: on street & ev charging point

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.

BUILDING WORKS

Any known planning permissions or proposals in the immediate locality: Bo

Outstanding building works at the property: No

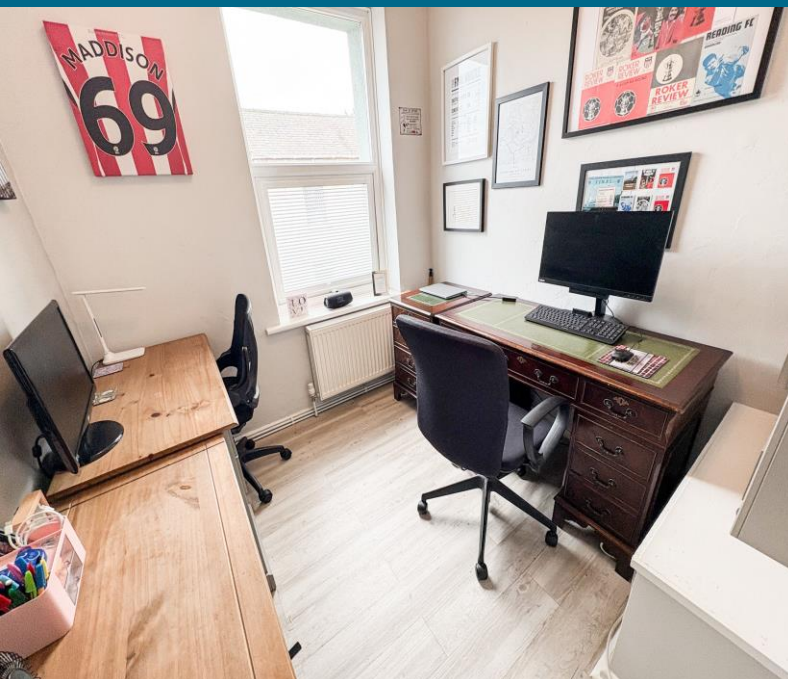
TENURE

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: A

EPC RATING: C

BL00012188.AJ.BH.26/06/2026.V.1



T: 01670 352 900

Blyth@rmsestateagents.co.uk

RMS | Rook
Matthews
Sayer



Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	73 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Important Note: Rook Matthews Sayer (RMS) for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute part or all of an offer or contract. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. RMS has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. RMS has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. No persons in the employment of RMS has any authority to make or give any representation or warranty whatever in relation to this property.



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.

T: 01670 352 900

Blyth@rmsestateagents.co.uk

RMS | Rook
Matthews
Sayer