



Heron Close | Ashington | NE63 0DA

Asking Price £245,000

A large well-presented four-bedroom semi-detached family home in the popular Nursery Park Estate in Ashington, close to local shops, schools and with excellent transport links. This much loved and updated property boasts a substantial living / dining area, lovely conservatory, stunning modern kitchen with integrated appliances and cloakroom to the ground floor. To the first floor you will find four well-proportioned bedrooms, the principal with en-suite and a family bathroom. Externally there is a low maintenance rear garden with a fantastic Garden room / Bar which has the benefit of power and lighting. To the front there is a driveway for two cars and a single garage.

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Well Presented Four Bedroom Semi Detached Family Home

Spacious Living Area

Modern Fitted Kitchen with Integrated Appliances

Good Sized Conservatory

Downstairs WC

Principal Bedroom with En Suite

Garden Room Bar with Power and Lights

Low Maintenance Garden

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION:

ENTRANCE PORCH: Composite front door, door to:

ENTRANCE HALLWAY: Stairs to first floor landing

DOWNSTAIRS CLOAKS/W.C off kitchen: low level WC, wash hand basin, modern flooring.

LOUNGE/DINING ROOM: 11'8 (3.56) x 22'4 (6.81)
Double glazed front window, two double radiators, television point

KITCHEN: 11'4 (3.45) x 10'2 (3.10)
Double glazed rear window, modern single radiator, range of wall, floor and drawer units with coordinating square work surfaces, stainless steel sink unit and drainer with mixer tap, tiled splash backs, built in electric fan assisted oven, gas hob with extractor fan above, integrated fridge/freezer, dishwasher, modern flooring, walk in cupboard, coving to ceiling, double glazed rear door.

CONSERVATORY: 11'9 (3.58) x 12'0 (3.66)
Dwarf wall, two radiators, double glazed windows, ceiling fan.

FIRST FLOOR LANDING AREA: Built in cupboard, loft access.

FAMILY BATHROOM: 4-piece white suite comprising: Panelled bath, electric shower over, pedestal wash hand basin, low level wc, spotlights, two double glazed rear windows, heated towel rail, tiling to walls, tiled flooring.

BEDROOM ONE:11'10 (3.61) max x10'8 (3.25) to front of robes
Double glazed front window, single radiator, fitted wardrobes, coving to ceiling.

EN-SUITE SHOWER ROOM: Double glazed front window, low level wc, wash hand basin, shower cubicle, electric shower, tiling to walls, heated towel rail, modern flooring.

BEDROOM TWO: 8'3 (2.52) x 10'5 (3.18)
Double glazed front window, single radiator, modern flooring.

BEDROOM THREE: 8'3 (2.52) x 9'4 (2.84)
Double glazed rear window, single radiator.

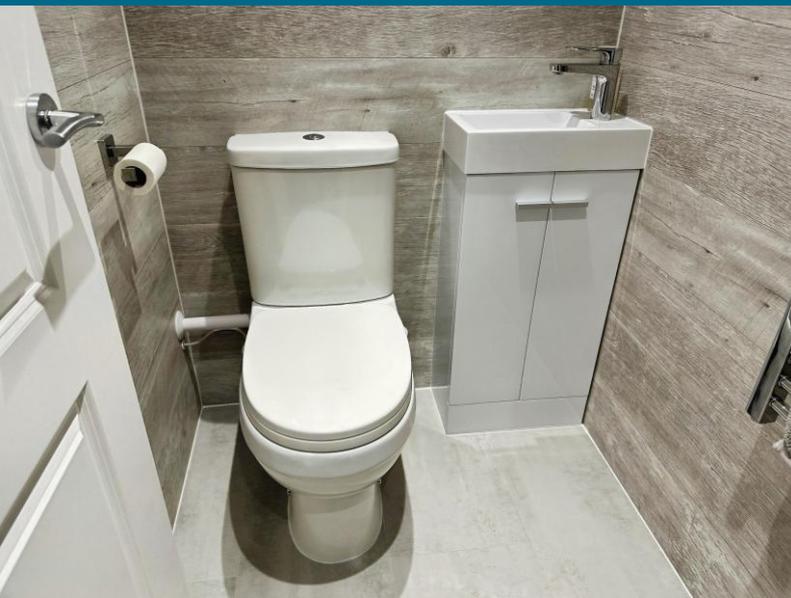
BEDROOM FOUR:11'1 (3.38) max x 6'6 (1.98)
Double glazed rear window, single radiator.

EXTERNALLY: Front garden: driveway leading to garage with flower border, electric car charge.
Rear garden: laid mainly to lawn, bushes and shrubs, screen fencing, summer house, patio area.
Garage: Double integral with electric garage door with power and lighting.

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PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains

Broadband: FTTP

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.

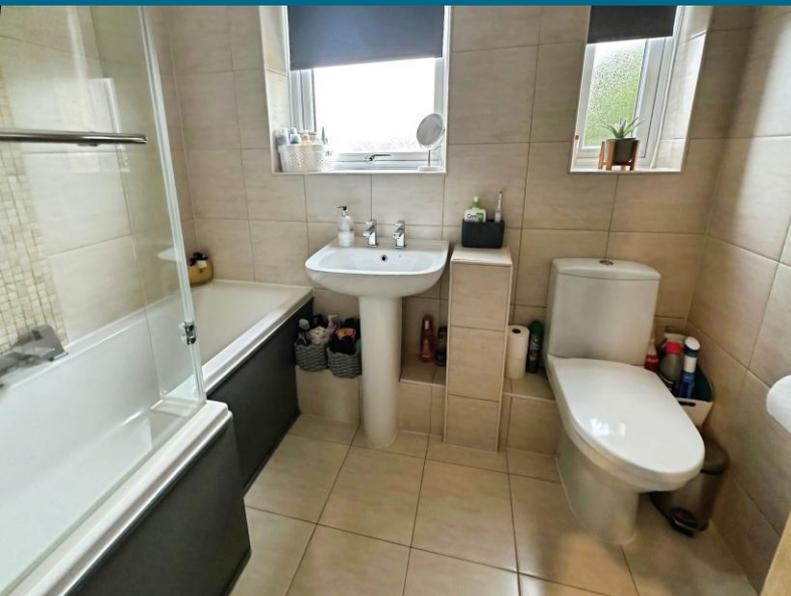
TENURE

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: C

EPC RATING: TBC

AS00010550 FG/GD 20/03/2026 VERSION TWO



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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.



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