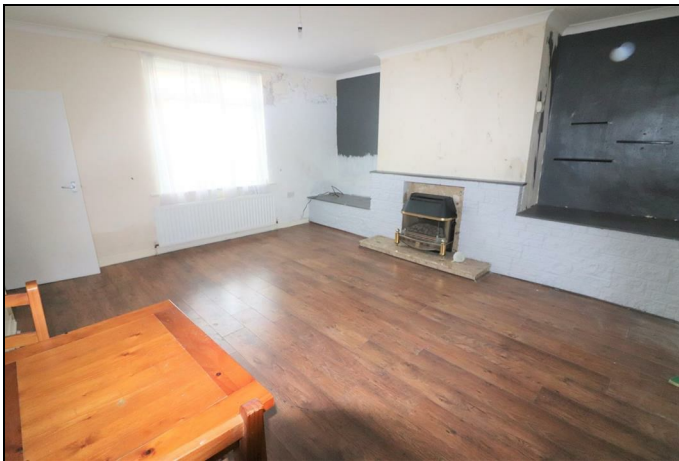


RICKARD

CHARTERED SURVEYORS & ESTATE AGENTS

81 BEATRICE STREET ASHINGTON NORTHUMBERLAND NE63 9BP



- TWO BEDROOMS
- TENANT IN SITU
- GREAT INVESTMENT
- COMBI HEATING

- END TERRACE
- IDEALLY LOCATED
- EPC RATING D

Offers Over £51,000

81 BEATRICE STREET ASHINGTON NORTHUMBERLAND NE63 9BP

Nestled on Beatrice Street in the charming town of Ashington, this delightful terraced house presents an excellent opportunity for rental with tenant in situ. The property boasts a well-proportioned reception room, perfect for entertaining guests or enjoying quiet evenings at home.

With two inviting bedrooms, this home offers ample space for a small family or individuals looking for a comfortable living environment. The bathroom is conveniently located, ensuring ease of access for all residents.

One of the notable features of this property is the dedicated parking space for one vehicle, a valuable asset in this bustling area.

Ashington itself is a vibrant community with a rich history and a variety of local amenities, including shops, schools, and parks, all within easy reach. This location provides a perfect blend of suburban tranquillity and accessibility to larger towns and cities.

In summary, this terraced house on Beatrice Street is a wonderful opportunity for those looking to establish themselves in a welcoming neighbourhood. With its practical layout and convenient features, it is sure to appeal to a wide range of potential buyers or renters. Do not miss the chance to make this charming property your new home.

GROUND FLOOR

ENTRANCE LOBBY

Double glazed door.

LOUNGE

15'3 x 16' (4.65m x 4.88m)

Double glazed window, radiator.



REAR LOBBY

Double glazed door.

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KITCHEN

Range of wall and base units, sink with drainer and mixer tap, double glazed window.



SHOWER ROOM

Walk in shower, low level wc, wash hand basin, double glazed window.



FIRST FLOOR LANDING

MASTER BEDROOM

8'8 x 16' (2.64m x 4.88m)

Double glazed window, radiator.



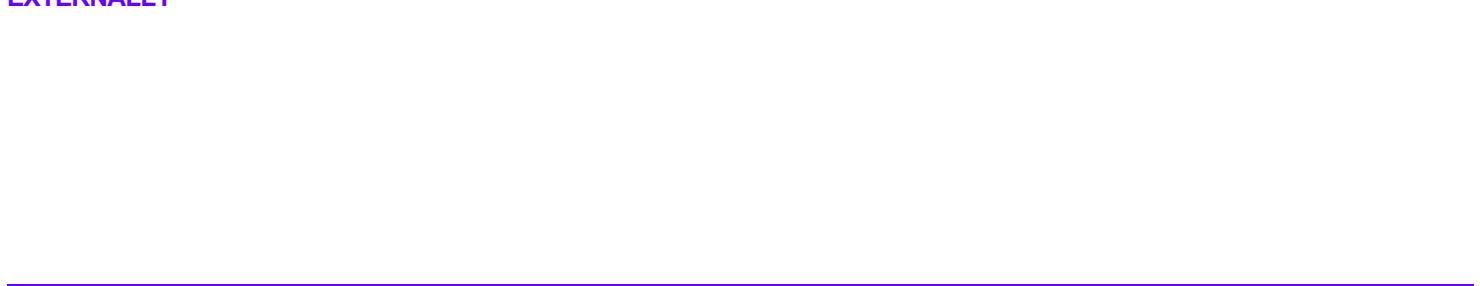
BEDROOM TWO

8'10 x 12' (2.69m x 3.66m)

Double glazed window, radiator.



EXTERNALLY



81 BEATRICE STREET ASHINGTON NORTHUMBERLAND NE63 9BP

REAR

Enclosed rear yard.



FRONT

Garden to the front.



VIEWING

BY APPOINTMENT WITH OUR ASHINGTON OFFICE (01670) 812145/ashington@rickard.uk.com

TENURE:

WE UNDERSTAND THE PROPERTY IS FREEHOLD. HOWEVER, WE ARE NOT QUALIFIED TO VERIFY THE TENURE ON ANY PROPERTY AND YOUR SOLICITOR SHOULD BE CONSULTED REGARDING THIS.

MORTGAGES

Why not make an appointment to speak to our Independent Mortgage Adviser?

PLEASE NOTE:

Your home may be repossessed if you do not keep up repayments on your mortgage.

Oracle Financial Planning Limited will Pay Rickard 1936 Ltd a referral fee on completion of any mortgage application

FILE NUMBER

PLEASE QUOTE REFERENCE NO: 5995a

MORTGAGE

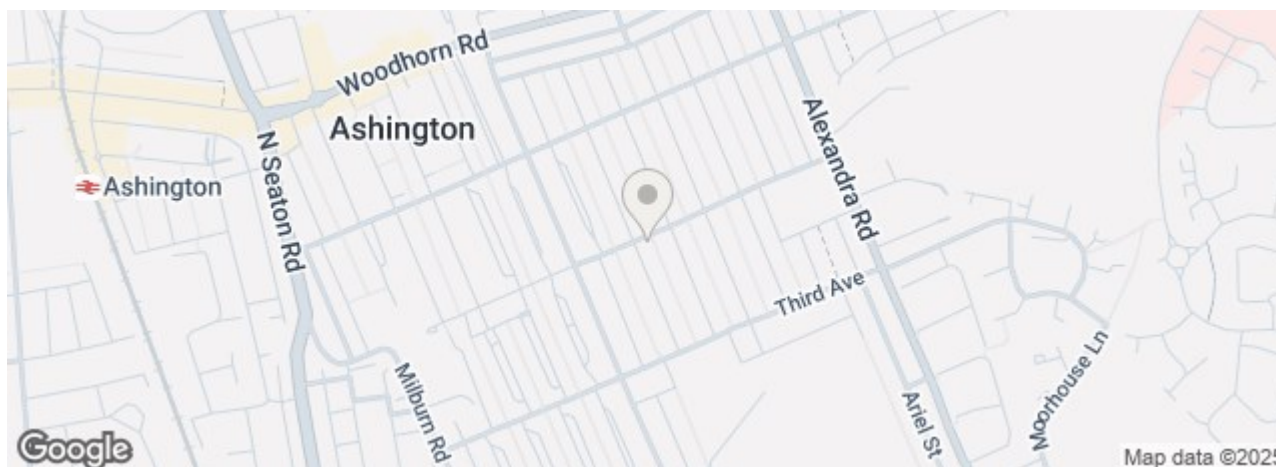
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Energy Efficiency Rating

| | Current | Potential |
|---|-----------|-----------|
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | 84 |
| (69-80) C | | |
| (55-68) D | 59 | |
| (39-54) E | | |
| (21-38) F | | |



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