



Crest Way | Blyth | NE24 3BW

£260,000

Waking up to open river views and ending the day on your own private roof terrace, this distinctive end-terrace home is designed to make the most of its exceptional setting. Set over three floors, the property offers generous, well-balanced accommodation ideal for modern living. The ground floor has been designed with both practicality and social living in mind. A welcoming entrance hallway leads through to a striking kitchen space, centered on a contemporary island that provides both a focal point and an ideal setting for cooking, dining, or entertaining. Finished with sleek units, quality worktops, and integrated appliances, the kitchen flows effortlessly into the main living area at the rear, where ample natural light and direct access to the garden create a relaxed and inviting atmosphere. A ground floor WC completes this level. To the first floor, two spacious double bedrooms offer flexibility for family living, guest accommodation, or home working, all served by a well-appointed and modern family bathroom. The top floor is dedicated to the principal bedroom suite, providing a true sense of retreat, complete with its own en suite shower room and access to the impressive roof terrace—perfect for enjoying the far-reaching river views. Externally, the property continues to impress with a private rear garden, perfect for outdoor dining or low-maintenance enjoyment, while the end-terrace position enhances both privacy and natural light. Off-street parking further adds to the home's everyday convenience. This is a thoughtfully designed home that blends clean, modern interiors with functional living space, making it an excellent choice for buyers seeking something both stylish and practical. Interest in this property will be high call 01670 352900 or email Blyth@rmsestateagents.co.uk to arrange your viewing.

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Stunning House Three Double Bedrooms

Downstairs WC and Ensuite

Off Street Parking For Two Cars

Roof Terrace and Sea Views

Mains Water, Electricity, and Sewage

Freehold, Epc Rating B, Council Tax Band C

Beautifully Presented

Gas Heating, Fibre to Premises Broadband

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION:

ENTRANCE: UPVC Entrance Door

ENTRANCE HALLWAY: single radiator

DOWNSTAIRS CLOAKS/W.C.: low level WC, hand basin, double glazed window and part tiling to walls.

LOUNGE: (rear): 11'39 x 14'56, (3.47m x 4.43m), double glazed window to rear, and doors to rear garden.

KITCHEN: (rear): 11'22 x 14'77, (3.41m x 4.50m), double glazed window to front, built in electric fan assisted oven, induction hob with extractor fan, plumbed area for washing machine, Centre Island and spotlights to ceiling.

FAMILY BATHROOM: 3 piece suite comprising panelled bath, shower over, wash hand basin, low level WC, part tiling to walls and tiled flooring.

BEDROOM ONE: (rear): 11'16 x 14'57, (4.44m x 3.40m), double glazed window to front, and built in cupboard.

BEDROOM TWO: (front): 11'10 x 9'96, (3.38m x 2.88m), double glazed window to front, and single radiator.

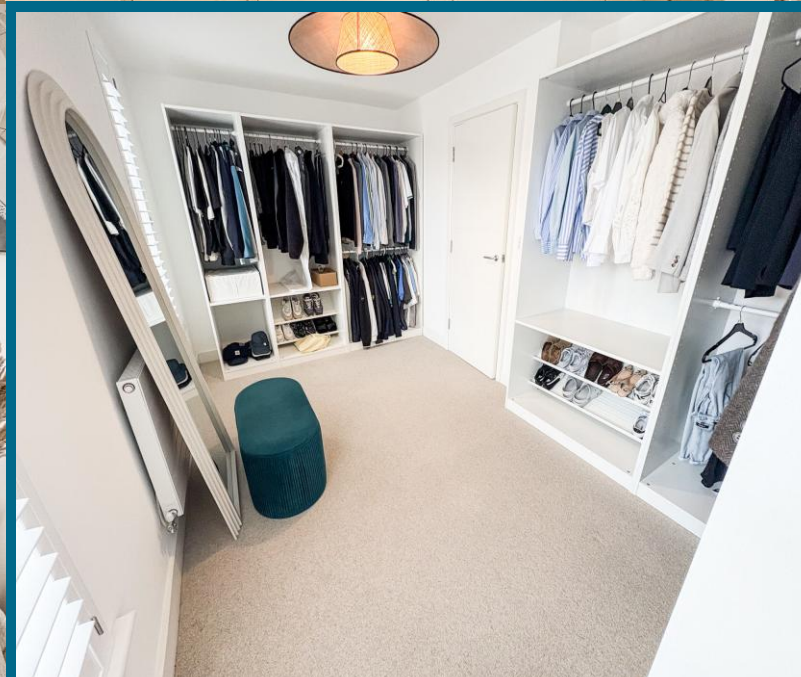
BEDROOM THREE: (rear): 14'59 x 9'21, (4.44m x 2.80m), double glazed window to rear and single radiator.

EXTERNALLY: to the rear is a garden with two off street parking spaces, this property also includes a roof terrace.

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PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: Fibre to premises

Mobile Signal Coverage Blackspot: No

Parking: Allocated parking space.

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: No

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

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

COUNCIL TAX BAND: C

EPC RATING: B

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Score	Energy rating	Current	Potential
92+	A		94 A
81-91	B	83 B	
69-80	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



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.