



Ashdale Crescent, Chapel House

- Semi detached house
- Three bedrooms
- Lounge/dining room
- Kitchen and utility room
- Garden room
- Bathroom/w.c

£225,000



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Ashdale Crescent, Chapel House, NE5 1AX

Stylish semi detached family home, presented and upgrade to a high standard.

Attractions include:- latest style floor coverings, gas central heating and double glazing.

The floor plan comprises an entrance porch, hallway, lounge/dining room with lovely feature chimney breast and twin interconnecting doors with garden room, generous sized kitchen and large utility room, landing, three bedrooms with a range of built in furniture to main bedroom and bathroom/w.c.

Externally there is an attached garage which is been divided, creating the utility room with storage area to the front suitable for parking motorbikes/pushbikes etc, wide driveway providing off street parking and an enclosed rear garden.

This appealing house must be viewed to appreciate the accommodation and location on offer.

Entrance Porch

Double glazed window to the front, recessed spotlights, and composite double glazed entrance door.

Hallway

Central heating radiator and stairs up to the first floor.

Open plan Lounge/dining room 20' 9" x 12' 2" reducing to 10'1 (6.32m x 3.71m reducing to 3.07m)

Double glazed window to the front, two central heating radiators, television point, coving to ceiling. Feature chimney breast with rough tile finish, heavy display sleeper mantelpiece and living flame effect gas fire.

Garden room 7' 6" x 7' 3" (2.28m x 2.21m)

Double glazed windows and French doors leading to the rear.

Kitchen 14' 1" x 9' 7" (4.29m x 2.92m)

Fitted with a range of wall and base units with work surfaces over and tiled splash back, 1 ½ bowl stainless steel sink with mixer tap and drainer, integrated appliances including electric hob with extractor hood over, eye level oven and grill, central heating radiator, concealed workbench lighting.

Utility Room 12' 1" x 7' 7" (3.68m x 2.31m)

Fitted with a range of wall and base units with work surfaces over, plumbing for an automatic washing machine, double glazed window, and door to rear.

First Floor Landing

Loft access and a double glazed window to the side.

Bedroom One 11' 9" x 12' 7" Into range of built in wardrobes (3.58m x 3.83m)

Double glazed window to the front and central heating radiator.

Bedroom Two 11' 3" x 8' 10" Plus door recess (3.43m x 2.69m)

Double glazed window to the rear and a central heating radiator.

Bedroom Three 7' 11" x 7' 8" (2.41m x 2.34m)

Double glazed window to the front and a central heating radiator.

Bathroom/w.c

Fitted with a three piece white bathroom suite comprising low level w.c with concealed cistern, vanity wash hand basin, panel bath with shower over, central heating radiator, part tiled walls, recessed spotlights, and a double glazed window to the rear.

Externally

Front Garden

Block paved drive providing off street parking and leading to the single garage.

Rear Garden

Enclosed lawn garden with paved seating area.

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: Fibre (Premises)

Mobile Signal Coverage Blackspot: No

Parking: Driveway

MINING

The property is not known to be on a coalfield and not known to be directly impacted by the effect of other mining activity. The North East region is famous for its rich mining heritage and 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

Solar panels cost £349.68 per annum

COUNCIL TAX BAND: C

EPC RATING: B

WD7758/BJ/EM/14.03.2024/V.1



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