



Heather Lea Blyth

This stunning, extended detached family home, updated by the current owners to a high standard offering luxury accommodation, five bedrooms, two with En-suite facilities, situated on the popular residential development of Heather Lea, Blyth. A beautiful three storey detached house, this modern family home has been extensively renovated and extended by the current owners to offer spacious and versatile living throughout. Briefly comprising: Ground floor: entrance hallway, ground floor WC, lounge, study, superb dining kitchen with high gloss units and granite work surfaces and sun room. On the first floor there are four bedrooms, one of which has an En-suite shower room/WC and the family bathroom/WC. The second floor has master bedroom with additional En-suite shower room and walk in wardrobe. Externally the property enjoys open aspects to the rear garden, perfect for those alfresco evenings. There is a double driveway to the front which in turn leads to the detached single garage. An outstanding family home which must be viewed to be appreciated. Interest in this property will be high call 01670 352900 or email Blyth@rmsestateagents.co.uk to arrange your viewing.

Asking Price £265,000

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PROPERTY DESCRIPTION

ENTRANCE HALL

Part glazed entrance door, inset mat rushing to entrance, staircase to first floor with spindle banister, coving to ceiling, Amtico flooring, convector radiator

CLOAKROOM/W.C.

Low level WC, wash hand basin, Amtico flooring, extractor fan, convector radiator

LOUNGE 10' 11" (3.32m) X 18' 3" (5.55m)

Double glazed bay window to front, telephone and television points, coving to ceiling, feature free standing electric wall fire with surround, convector radiator

STUDY 9' 1" (2.76m) X 8' 9" (2.66m)

Double glazed window to front, Amtico flooring, convector radiator

DINING ROOM 7' 11" (2.42m) X 10' 10" (3.31m)

French doors into Sun room, tiled floor, television point, convector radiator

SUN ROOM 8' 2" (2.5m) X 10' 8" (3.25m)

Double glazed window to side and rear, television point, convector radiator, double glazed door to rear garden



DINING KITCHEN

Kitchen Area 12' 3" (3.73m) X 12' 4" (3.77m) Overall 23' 8" (7.21m) x 12' 4" (3.77m)

White high gloss wall and base units, granite work surfaces, single drainer sink unit, feature LED under unit lighting, built in double electric oven, part mosaic tiled walls, tiled floor. Integrated dishwasher, microwave, washing machine and full size fridge and freezer, convector radiator, coving to ceiling, double glazed window and door to rear



FIRST FLOOR LANDING - Bedrooms 2,3,4,5 and Bathroom/WC

Built in cupboard

BEDROOM TWO 1ST Floor 10' 11" (3.32m) X 12' 7" (3.83m)

Double glazed bay window to front, coving to ceiling, television and telephone points

EN SUITE SHOWER ROOM

Low level WC, step in double shower cubicle with mains fed shower, pedestal wash hand basin, extractor fan, part tiled walls, heated towel rail, double glazed frosted window to front



BEDROOM THREE 1st Floor 11' 1" (3.37m) X 8' 8" (2.64m)

Double glazed window to rear, coving to ceiling, convector radiator, television point. Built in day and additional full size foldaway single bed, built in shelving and storage

BEDROOM FOUR 1ST Floor 8' 12" (2.74m) x 8' 4" (2.54m)

Double glazed window to front, television point, coving to ceiling, convector radiator.

BEDROOM FIVE 1ST Floor 8' 4" (2.53m) x 8' 3" (2.52m)

Double glazed window to rear, coving to ceiling, convector radiator

BATHROOM/W.C. 1st Floor

White three piece suite comprising panelled spa bath, pedestal wash hand basin, coving to ceiling, low level WC, part tiled walls, tiled floor, heated chrome ladder towel rail, double glazed frosted window

SECOND FLOOR LANDING - Master Bedroom - Double glazed window to side, walk in wardrobe.

BEDROOM ONE 2nd Floor 14' 0" (4.27m) x 14' 8" (4.48m)

Double glazed velux window x 3 (2 rear and 1 front), television and telephone points, convector radiator. Full range of oak storage, drawers and hanging space

EN SUITE SHOWER ROOM

Wash hand basin set in vanity unit, step in double shower cubicle with mains fed shower, low level WC, part tiled walls, heated chrome towel rail, extractor fan, velux window

FRONT GARDEN

Laid mainly to lawn, block paved footpath, external lighting and sockets

REAR GARDEN

Laid mainly to lawn, rockery with water feature, fenced boundaries, block paved patio, external water supply

GARAGE

Detached garage to front of property with double driveway, light and power points

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Gas

Broadband: ADSL (Modem)

Mobile Signal Coverage Blackspot: NO

Parking: Garage and double 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

COUNCIL TAX BAND: E

EPC RATING: TBC

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