



Albatross Way Ashington

Albatross Way is a well presented and maintained south facing, semi detached house that is perfectly positioned in a quiet Cul de Sac, on the popular Windmill Park on the outskirts of Ashington. Easy access to transport links and Wansbeck Hospital. Available with gas central heating and double glazing. Briefly comprising of: Entrance, kitchen/diner, downstairs WC, storage and good size family room with an open plan stairway leading to the first floor there are three spacious bedrooms, master bedroom fitted with integral wardrobes, newly fitted bathroom. Externally there is a pleasant side garden and a low maintenance rear garden with a detached single garage that has off road parking suitable for two vehicles.

OIRO £165,000

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PROPERTY DESCRIPTION

ENTRANCE HALLWAY

UPVC Entrance door, double radiator, storage cupboard.

CLOAKS/WC

Low level WC, pedestal wash hand basin, extractor fan, tiling to floor and walls, single radiator.

LOUNGE 13'6 (4.11) x 14'2 (4.33)

Double glazed windows to front and side, double radiator, television point, telephone point, laminate flooring.

KITCHEN 9'0 (2.74) x 14'1 (4.30)

Range of wall, floor and drawer units with co ordinating roll edge work surfaces, stainless steel sink unit and drainer with mixer tap, built in electric fan assisted oven, gas hob with extractor fan above.

FIRST FLOOR LANDING

Double glazed window to side

BEDROOM ONE

Double glazed windows to front and side, double radiator, 2 built in cupboards.

BEDROOM TWO

Double glazed window to rear, double radiator.

BEDROOM THREE

Double glazed window to front, double radiator.

BATHROOM/WC

Mains double shower cubicle, pedestal wash hand basin, low level WC, double radiator, part tiling to walls, extractor fan, tiled floor.

FRONT GARDEN

Laid mainly to lawn

REAR GARDEN

Artificial grass, low maintenance garden, screen fencing, patio area.

TWO DRIVEWAY GARAGE

Single, up and over door, power and lighting.



PRIMARY SERVICES SUPPLY

Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Gas
Broadband: Satellite
Mobile Signal Coverage Blackspot: No
Parking: Garage, driveway.

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: B

Score	Energy rating	Current	Potential
92+	A		96 A
81-91	B	83 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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