



Mulberry Close Blyth

Wow! This simply stunning, show home standard, Four Bedroom detached has been refurbished by the current owners to an extremely high standard. Boasting a prime location, close to local school, set back on this private access driveway. The property briefly comprises: Entrance porch, hallway, downstairs cloaks/WC. Light and airy lounge with feature bay window, open plan dining kitchen with some integrated appliances, door to sunny conservatory extension overlooking and opening to the rear garden, separate utility room. Spacious landing, four excellent sized bedrooms, three with fitted storage and the master bedroom with En-suite shower room. The property boasts a newly fitted contemporary, spacious bathroom with separate shower cubicle. Private and enclosed rear garden with patio and lawn, side gate providing access to the front driveway and attached garage. Interest in this property will be extremely high call soon to arrange your viewing.

£315,000

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Mulberry Close

NE24 3XR

ENTRANCE

UPVC Entrance Door

ENTRANCE HALLWAY

Spacious hallway with stairs to first floor landing. Cloaks cupboard and radiator.

DOWNSTAIRS CLOAKS WC

Pedestal wash hand basin, low level WC, double glazed window, tiled splash backs and radiator.

LOUNGE 16'10 x 9'11 (5.13m x 3.02m) including recess

Feature fire place, radiators and double glazed bay window.

DINING ROOM 11'6 x 9'5 (3.51m x 2.87m)

Opens up into the kitchen area, radiators and double glazed French doors leading to rear garden.

CONSERVATORY 11'0 x 9'0 (3.35m x 2.74m)

Lovely conservatory overlooking the rear garden with double glazed doors.



KITCHEN 11'7 x 10'11 (3.53m x 3.33m)

Range of wall, floor and drawer units with co-ordinating roll edge work surfaces, sink unit and drainer with mixer tap. Integrated oven and Gas hob, integrated fridge / freezer, plumbed for dishwasher. Tiled splash backs, radiator and double glazed window, opens up into dining room.

UTILITY ROOM 5'5 x 5'3 (1.65m x 1.60m)

Stainless steel sink unit and mixer taps, roll edge work tops and plumbed for washing machine. Radiator and double glazed door to side path.



FIRST FLOOR LANDING

Radiator, storage cupboard, boiler and double glazed window. Loft access.

BEDROOM ONE 11'6 x 11'1 (3.51m x 3.38m)

Double fitted wardrobes, radiator and double glazed window to front.

EN-SUITE SHOWER ROOM

Shower cubicle, pedestal wash hand basin and low level WC. Tiled shower area, radiator and double glazed window.



BEDROOM TWO 11'8 x 9'3 (3.56m x 2.82m)

Two double glazed windows, radiator and double fitted wardrobes.

BEDROOM THREE 10'7 x 7'10 (3.22m x 2.39m)

Double glazed windows, fitted wardrobes and radiator.

BEDROOM FOUR 9'7 x 7'4 (2.92m x 2.24m)

Double glazed window and radiator.

BATHROOM/WC

3 piece white suite comprising: Panelled bath, wash hand basin (set in vanity unit), low level WC. Single radiator and double glazed window.

EXTERNALLY

Generous, low maintenance garden laid mainly to lawn with small patio area. Side access to front driveway and garage.

GARAGE

Integrated Garage and off street parking

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Gas

Broadband: ADSL copper wire

Mobile Signal Coverage Blackspot: No

Parking: Garage and driveway

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.

ACCESSIBILITY

This property has accessibility:

- Level access
- Wide doorways

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: D

EPC Rating: C

BL00010251/AJ /DS/22/10/2024/V.2

Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		





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