



Hazeldene Whitley Bay

We are completely in love with this fabulous, three, story family semi-detached home! Within catchment for Valley Gardens Middle and Whitley Bay High School, a short walk from Monkseaton Village, local shops and eateries, Metro, bus routes and just close to our wonderful Whitley Bay beach and promenade! Bursting with style, charm and space, offering versatile accommodation throughout! Substantially extended to include a gorgeous, open plan family sitting room and dining kitchen with central island, wood burning stove, integrated appliances, doors out to the delightful South-Westerly, garden area, perfect for summer days and evenings! The front facing lounge showcases a feature fireplace and a period, reclaimed, tiled fireplace, impressive hallway, utility room with access through to the garage and stylish downstairs cloaks/w.c., First floor landing area with stairs up to the second floor, three bedrooms, two with fitted storage and one with feature bay window. Outstanding, Victorian style family bathroom with freestanding bath and walk-in shower cubicle with forest waterfall spray. The principle, bedroom on the second floor has fantastic measurements into the rear dormer, a dressing area with hanging space and a luxurious en-suite shower room. Beautiful garden with lawn, patio and shed, double width, paved driveway, attached garage with composite door

£435,000

ROOK
MATTHEWS
SAYER

0191 246 3666
84 Park View, Whitley Bay, NE26 2TH

www.rookmatthewssayer.co.uk
whitleybay@rmsestateagents.co.uk



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Composite Entrance Door with Stained Leaded Light Insert to:

ENTRANCE HALLWAY: impressive hallway with double glazed, stained leaded light window, cornice to ceiling, LVT flooring, radiator, under-stair storage cupboard, door to:

LOUNGE: (front): 15'2 x 12'1, (4.62m x 3.68m), with measurements into alcoves and feature, double glazed bay window with stained leaded light tops, reclaimed, period fireplace with mirrored top, tiled inset, recessed fire, picture rail, cornice to ceiling, radiator

FAMILY LIVING/DINING KITCHEN: (rear): 23'9 x 17'8, (7.24m x 5.38m), into alcoves, an outstanding, extended living room and dining kitchen. With a stunning, exposed brick chimney breast, wood burning, open stove fire, slate hearth, vertical radiator, LVT flooring, pantry cupboard. The kitchen is fitted with a range of gorgeous, base, wall and drawer units, Quartz worktops, central island breakfast bar, stainless steel cooker hood, Belfast sink with mixer taps, integrated fridge and freezer, dishwasher, double glazed French doors out to the garden, two Velux windows allowing maximum light into the room, radiator, spotlights to ceiling, double glazed window, door to:

UTILITY ROOM: 8'1 x 7'2, (2.46m x 2.18m), "L" shaped, maximum measurements, radiator, LVT flooring, radiator, double glazed window, double glazed French door to garden, door to garage, plumbed for automatic washing machine, door to:

DOWNSTAIRS CLOAKS/WC.: vanity sink unit with mixer taps, low level w.c., brick effect splashbacks, LVT flooring

GARAGE: 9'2 x 7'7, (2.79m x 2.31m), double composite doors, part converted garage

FIRST FLOOR LANDING AREA: double glazed window with stained leaded light insert turned staircase up to the second floor, door to:

FAMILY BATHROOM: 7'7 x 7'0, (2.31m x 2.13m), a beautiful, Victorian style family bathroom, showcasing, freestanding bath with feet, hot and cold mixer taps and shower spray, walk-in shower cubicle with recessed shower controls, forest waterfall spray, recessed shelf, brick effect tiling, vanity sink unit with mixer taps, tiled splashbacks, low level w.c., double glazed window, Victorian style radiator, stylish flooring, part panelled walls

BEDROOM TWO: (front): 13'0 x 9'8, (3.96m x 2.95m), with measurements into double glazed bay window with leaded top panes, excluding depth of fitted contemporary wardrobes, providing ample hanging and storage space, laminate flooring, radiator, cornice to ceiling

BEDROOM THREE: (rear): 13'0 x 9'8, (3.96m x 2.95m), excluding depth of contemporary Wren fitted wardrobes, radiator, double glazed window overlooking the rear garden



BEDROOM FOUR: (front): 8'2 x 7'2, (2.48m x 2.18m), radiator, double glazed window

SECOND FLOOR LANDING: Storage cupboard, Velux window, door to:

BEDROOM ONE: (dual aspect): 10'3 x 10'3, (3.12m x 3.12m), measurements into double glazed dormer window, stylish ceiling mounted down lighters, radiator, spotlights to ceiling, open through to:

DRESSING AREA: (front): 5'8 x 13'2, (1.73m x 4.01m), Velux window, some restricted head room, fitted open hanging space, storage into eaves

EN-SUITE SHOWER ROOM: (rear): luxurious en-suite, comprising of, shower cubicle, chrome shower, vanity sink unit with mixer taps, low level w.c., under-floor heating, stylish flooring, brick effect tiling, chrome radiator, double glazed window, spotlights to ceiling

EXTERNALLY: a gorgeous, South-West facing rear garden with paved patio areas, lawn, raised borders, shed, composite decked patio. To the front there is a paved, double width driveway and composite doors into the garage area

PRIMARY SERVICES SUPPLY

- Electricity: Mains
- Water: Mains
- Sewerage: Mains
- Heating: Mains/Gas
- Broadband: Cable
- Mobile Signal Coverage Blackspot: No
- Parking: Driveway/ Partially converted garage

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.

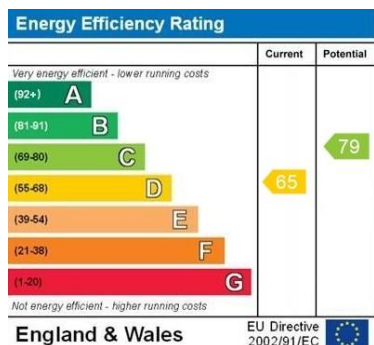
TENURE

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: D

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