



Druridge Drive Blyth

This charming freehold semi-detached family home is a must-see to fully appreciate the space and quality of accommodation on offer. Situated on the sought-after Druridge Drive within the popular Newsham Farm Estate, the property boasts a welcoming entrance hallway leading to a bright and airy lounge. The stunning kitchen and dining area provide a perfect space for entertaining, with doors opening onto the rear garden. Upstairs, there are three generously sized bedrooms and a beautifully designed family bathroom with a WC. The front and rear gardens create an ideal setting for alfresco evenings, while the property also benefits from a garage and off-street parking. With high levels of interest expected, contact us today on 01670 352900 or email Blyth@rmsestateagents.co.uk to arrange your viewing.

£160,000

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Druridge Drive

Blyth

ENTRANCE

UPVC entrance door

ENTRANCE HALLWAY

Stairs to first floor landing, laminate flooring, single radiator, storage cupboard

LOUNGE/DINER 22'92 (6.93) X 12'48 (3.76) maximum measurements into recess

Double glazed window to front, double radiator, fire surround, double doors to rear garden



KITCHEN 9'68 (2.90) X 8'41 (2.54)

Double glazed window to rear, double radiator, range of wall, floor and drawer units with co-ordinating roll edge work surfaces, stainless steel sink unit and drainer with mixer tap, electric oven, gas hob, storage cupboard

UTILITY ROOM 7'75 (2.31) X 6'40 (1.93)

Double window to rear, plumbed for washing machine, door to rear garden

FIRST FLOOR LANDING

Loft access, built in storage cupboard



BEDROOM ONE 12'78 (3.84) X 9'63 (2.90) minimum measurements excluding recess

Double glazed window to front, single radiator

BEDROOM TWO 9'95 (2.97) X 9'63 (2.90) minimum measurements excluding recess

Double glazed window to rear, single radiator

BEDROOM THREE 8'55 (2.57) X 7'83 (2.33)

Double glazed window to front, single radiator

BATHROOM/WC

3 piece suite comprising: Panelled bath, wash hand basin set in vanity unit, double glazed window to rear, heated towel rail, tiling to walls

FRONT GARDEN

Block paving and gravelled area, off street parking leading to garage

REAR GARDEN

Laid mainly to lawn, low maintenance garden, patio

GARAGE

Single



PRIMARY SERVICES SUPPLY

Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Gas
Broadband: fibre to premises
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.

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: B

EPC RATING: TBC

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		





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Money Laundering Regulations – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

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