



Newlands Road Blyth

- Semi Detached Bungalow
- Two Reception Rooms
- Two Bedrooms
- Large Garage, Driveway For Two Cars
- No Upper Chain

Offers Over £ 200,000



01670 352 900
21-23 Waterloo Road, Blyth, NE24 1BW

ROOK
MATTHEWS
SAYER

www.rookmatthewssayer.co.uk
blyth@rmsestateagents.co.uk

Newlands Road

Blyth

ENTRANCE

UPVC entrance door

ENTRANCE HALLWAY

Single radiator, coving to ceiling

LOUNGE 17'35 (5.26) X 14'49 (4.37) maximum measurements into bay

Double glazed window to front and side, single radiator, fire surround with electric fire inset and hearth

DINING ROOM 12'43 (3.76) X 12'23 (3.71) minimum measurements excluding recess

Double glazed window to side, double radiator, electric fire

KITCHEN 10'21 (3.10) X 7'82 (2.33)

Double glazed window to side, 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

SUN ROOM 13'87 (4.17) X 10'99 (3.28)

Attached to kitchen, doors to rear garden

BEDROOM ONE 14'59 (4.39) X 13'98 (4.19) maximum measurements into bay and recess

Double glazed window to front, single radiator

BEDROOM TWO/LOUNGE 15'30 (4.65) X 12'42 (3.76) maximum measurements into recess

Double radiator, fitted wardrobes, coving to ceiling, patio doors to rear garden

SHOWER ROOM/WC

Shower cubicle, wash hand basin set in vanity unit, low level WC, double glazed window to rear, single radiator, loft access

FRONT GARDEN

Grey slate, off street parking for two cars

REAR GARDEN

Laid mainly to lawn, patio area, summer house

GARAGE

Large single

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Gas

Broadband: None

Mobile Signal Coverage Blackspot: No

Parking: Garage & 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

- Suitable for wheelchairs
- Level access

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: D

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		77 C
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		



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16 Branches across the North-East

