



Whitefield Gardens Greenside

- End Terrace House
- Three Bedrooms
- Conservatory
- Gardens & Driveway
- No Onward Chain

OIEO £ 230,000



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6 Whitefield Gardens

Greenside, NE40 4LB

AN END OF TERRACE HOUSE IN GOOD CONDITION IS NOW AVAILABLE FOR SALE. THIS PROPERTY IS IDEALLY SUITED FOR FIRST-TIME BUYERS OR FAMILIES LOOKING FOR A WELCOMING AND COMFORTING HOME.

AS YOU ENTER, YOU ARE WELCOMED BY A RECEPTION ROOM THAT BOASTS A CHARMING FIREPLACE, CREATING A WARM AND INVITING AMBIANCE. THE HOUSE ALSO BENEFITS FROM A LARGE KITCHEN THAT FEATURES A DEDICATED DINING SPACE AND A BREAKFAST AREA, PERFECT FOR THOSE FAMILY MEALS OR ENTERTAINING GUESTS.

THE HOUSE CONSISTS OF THREE BEDROOMS. THE FIRST AND SECOND BEDROOMS ARE SPACIOUS DOUBLES, WITH THE SECOND ALSO FEATURING BUILT-IN WARDROBES, PROVIDING AMPLE STORAGE SPACE. THE THIRD BEDROOM IS A COMFORTABLE SINGLE ROOM, ALSO BOASTING BUILT-IN WARDROBES, MAKING IT AN IDEAL CHILD'S ROOM OR OFFICE SPACE.

ONE OF THE SELLING POINTS OF THIS PROPERTY IS THE CONSERVATORY, OFFERING AN EXTRA LIVING SPACE WHERE YOU CAN RELAX AND ENJOY THE NATURAL LIGHT. THE HOUSE ALSO BENEFITS FROM A DOWNSTAIRS WC FOR ADDED CONVENIENCE.

EXTERNALLY, THE HOUSE HAS A REAR YARD, LARGE FRONT AND SIDE GARDENS, AND OFF-STREET PARKING, PROVIDING AMPLE SPACE FOR OUTDOOR ACTIVITIES OR SIMPLY ENJOYING THE PEACE AND TRANQUILITY. THE PROPERTY ALSO COMES WITH NO ONWARD CHAIN, ENSURING A SMOOTHER TRANSACTION.

LOCATED NEAR SCHOOLS, LOCAL AMENITIES, AND GREEN SPACES, THIS PROPERTY OFFERS THE PERFECT BALANCE BETWEEN CONVENIENCE AND TRANQUILITY. DON'T MISS OUT ON THIS FANTASTIC OPPORTUNITY TO OWN A BEAUTIFUL HOME IN A GREAT LOCATION.

Entrance:

Composite door to the front and radiator.

Breakfasting Kitchen: 17'8" 5.38m max x 15'10" 4.83m max L Shaped

UPVC Bow window to the front, UPVC window to the rear, fitted with a range of matching wall and base units incorporating one and a half bowl stainless steel sink unit and drainer, integrated double oven, integrated ceramic hob, plumbed for washing machine, breakfast bar, dining space and two radiators.

WC:

Low level wc.

Lounge: 17'0" 5.18m 13'7" 4.15m into alcove

UPVC Bow window to the front, electric fire with surround, two radiator and access to;

Conservatory:

UPVC windows and French doors to the garden,

First Floor Landing:

UPVC window and storage.

Bedroom One: 17'1" 5.21m x 10'3" 5.12m max

UPVC window and radiator.

Bedroom Two: 10'1" 3.07m x 8'5" 2.57m

UPVC window, fitted wardrobes and radiator.

Bedroom Three: 11'10" 3.61m x 5'8" 1.73m plus robes

UPVC window, fitted wardrobes and radiator.

Bathroom:

UPVC window, bath with shower over, low level wc, wash hand basin, fully tiled and heated towel rail.

Externally:

There are gardens to both the front and side of the property. There is a yard to the rear and a driveway providing off street parking.

PRIMARY SERVICES SUPPLY

Electricity: MAINS

Water: MAINS

Sewerage: MAINS

Heating: MAINS

Broadband: UNKNOWN

Mobile Signal Coverage Blackspot: NO

Parking: DRIVEWAY

MINING

The property is not known to be on a coalfield and not known to be directly impacted by the effect of other mining activity. The North East region is famous for its rich mining heritage and 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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EPC WILL GO HERE

Important Note: Rook Matthews Sayer (RMS) for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute part or all of an offer or contract. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. RMS has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. RMS has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. No persons in the employment of RMS has any authority to make or give any representation or warranty whatever in relation to this property.

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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