



Plessey Crescent Whitley Bay

An outstanding, 1930's family semi-detached home favourably located on this highly sought after street. Within walking distance to Marden Quarry Nature Reserve, Metro, Whitley Bay town centre, bus routes and our wonderful coastline. Local, popular schools are also close by making this a perfect choice for families! This lovely also benefits from no onward chain! We love how stylish, light and airy this property is throughout, showcasing an impressive entrance hallway, lounge with feature bay window, attractive fireplace and gas, log effect fire, flowing through to the gorgeous dining room with multi-fuel stove fire and doors through to the conservatory, beautifully overlooking and opening out to the garden. The dining kitchen is stunning! Extended with a contemporary and stylish range of units, integrated appliances, breakfast bar and roof lantern, allowing maximum light into the room, separate utility room, downstairs cloaks/wc., and a part converted garage, providing excellent storage. There is a spacious landing area to the first floor and three superb sized bedrooms, the principle with feature bay window, luxurious, re-fitted bathroom with forest waterfall spray. Enjoy the fabulous outdoor space that this home offers, with a generous garden, lawn, patio and borders and a brilliant home office/summerhouse, double width, block paved driveway to the front and an Electric Vehicle charger

£435,000

ROOK
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Double Glazed Entrance Door to:

ENTRANCE HALLWAY: Impressive, light and airy hallway with feature arch, double glazed window, spotlights to ceiling, spindle staircase up to the first floor, radiator, wood flooring, door to:

LOUNGE: (front): 16'0 x 11'9, (4.88m x 3.58m), with measurements into feature double glazed bay window and alcoves, attractive feature fireplace with gas, log effect fire, oak flooring, radiator, sliding oak and glass doors through to:

DINING ROOM: 15'5 x 11'9, (4.70m x 3.58m), with measurements into alcoves, recessed hearth with multi-fuel stove fire, marble hearth, oak flooring, three pillar vertical radiator, double glazed French door through to:

CONSERVATORY: (rear): 12'3 x 8'9, (3.71m x 2.67m), a gorgeous conservatory overlooking and with double glazed French doors opening out to the garden, tiled floor, wall lights

DINING KITCHEN: 15'4 x 10'1, (4.67m x 3.07m), an outstanding, extended, re-fitted dining kitchen, incorporating a stylish and contemporary range of base, wall and drawer units, contrasting worktops, integrated fridge and freezer, dishwasher, Range cooker, cooker hood, breakfast bar, roof lantern, one and a half bowl sink unit with mixer taps, brick effect tiling, radiator, double glazed window, double glazed French door out to the garden, spotlights to ceiling, laminate flooring, door to:

UTILITY ROOM: 7'9 x 7'7, (2.36m x 2.31m), fitted with a range of base and wall units, roll edge worktops, plumbed for automatic washing machine, combination boiler, brick effect tiling, laminate flooring, door to garage, door to:

DOWNSTAIRS CLOAKS/WC.: hand washbasin with mixer taps, low level w.c. with push button cistern, brick effect tiling, chrome radiator, laminate flooring

GARAGE: 9'11 x 7'9, (3.02m x 2.36m), part converted garage with excellent storage space, up and over garage door



FIRST FLOOR LANDING AREA: loft access, double glazed window, door to:

BEDROOM ONE: (front): 16'4 x 9'9, (4.98m x 2.97m), with measurements into feature double glazed bay window and alcoves, radiator, double glazed window

BEDROOM TWO: (rear): 12'3 x 11'2, (3.73m x 3.40m), into alcoves, radiator, double glazed window

BEDROOM THREE: (front): 9'0 x 7'1, (2.74m x 2.16m), radiator, double glazed window

BATHROOM: 8'2 x 7'11, (2.48m x 2.41m), a luxurious, re-fitted family bathroom showcasing, bath with mixer taps, chrome shower with additional forest waterfall spray, pedestal washbasin, low level w.c., fully tiled walls and floor, Victorian style chrome and white vertical radiator, double glazed window, loft access which we understand is part boarded for storage purposes

EXTERNALLY: A beautiful, enclosed rear garden, with patio areas, lawn, well stocked borders, privacy hedging, outside tap and large garden office/summerhouse, an incredibly flexible addition to this gorgeous garden. To the front of the property is a generous double width, block paved driveway

PRIMARY SERVICES SUPPLY

- Electricity: Mains
- Water: Mains
- Sewerage: Mains
- Heating: Mains/Gas
- Broadband: Fibre
- Mobile Signal Coverage Blackspot: No

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.

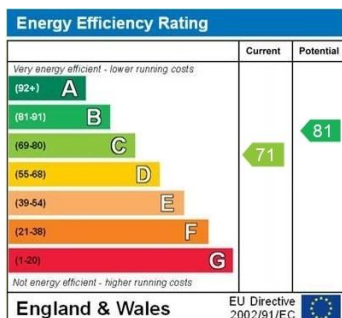
TENURE

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: C

WB2842.AI.DB.6/3/25. V1





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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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