



## 2 bed semi-detached bungalow to buy in NE24

Shearwater Way, South Beach, Blyth, Northumberland, NE24 3PX

# £165,000

 x2  x1  x1

Tenure  
**Freehold**

## Property features

- ✓ Semi Detached Bungalow
- ✓ Two Double Bedrooms
- ✓ Conservatory
- ✓ Garage And Driveway
- ✓ EPC Rating D

Driveway & Garage parking

Garden

## Key Information

- ✓ Council Tax: Band B
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: ADSL copper wire
- ✓ Mobile signal: Good

## Description

For sale, this charming semi-detached bungalow, located in the desirable South Beach area of Blyth. The property boasts two spacious double bedrooms, an inviting reception room, and a well-presented bathroom.

Upon entering the property, you're greeted by a welcoming hallway that leads to the comfortable and well-proportioned living area. Both bedrooms are doubles, offering ample space for furnishings and storage, while the modern bathroom features tasteful fittings and a bath-shower combination.

The home's prime feature is its fantastic conservatory, providing a perfect space for relaxation and entertaining. Natural light floods through the glass, creating a warm and serene environment that overlooks the neatly maintained garden.

This bungalow is perfect for those seeking a tranquil piece of property along South Beach, whilst still remaining well-connected for commuting and amenities.

Overall, this property is delightful in its presentation and offers an ideal opportunity for those looking to downsize or acquire a comfortable home in this attractive locale. Early viewing of this semi-detached bungalow in South Beach, Blyth is highly recommended.

Council Tax Band: B

Tenure: Freehold

Price: £165,000

Property Type: Semi-detached Bungalow

USPs: Garden

Parking: Driveway & Garage

Construction materials: Brick and block

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Listed property: No

Conservation area: No

Restrictions: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire

Mobile signal coverage: Good

## Entrance Hallway

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### Lounge

4.82m x 3.66m (15'9" x 12'0")

Double glazed window, central heating radiator, feature fireplace.



### Kitchen

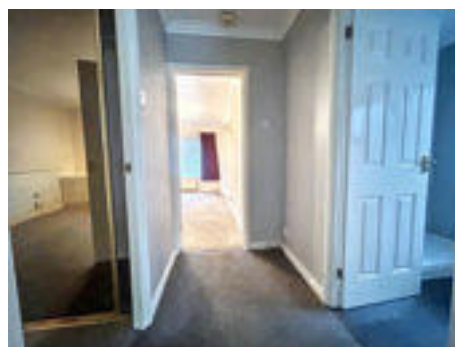
3.28m x 2.26m (10'9" x 7'4")

Fitted with a range of base, wall and drawer units with complementary work surfaces, sink with drainer and mixer tap, plumbed for washing machine, integrated eye level electric oven, gas hob, extractor fan, integrated fridge and freezer. Double glazed window.



### Inner hallway

Loft access



### Bedroom One

3.84m x 2.71m (12'7" x 8'10")

Double glazed window, central heating radiator, fitted wardrobes.



### Bedroom Two

3.20m x 2.70m (10'5" x 8'10")

Double glazed French doors to conservatory, central heating radiator.



## Conservatory

5.02m x 2.42m (16'5" x 7'11")

Double glazed doors to rear garden, tiled floors, wall lights



## Bathroom

Fitted with shower, hand wash basin, low level wc, central heating radiator double glazed window.




## Externally

Externally there is an enclosed rear garden with patio, lawned area, borders and mature shrubs, greenhouse, door to garage, side gate providing access to front, to the front there is a driveway leading to a detached garage, front garden area





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		83
(69-80) <b>C</b>		
(55-68) <b>D</b>	65	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC 

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Contact your local branch today for more information on this property:

**1A Brackenthwaite, Leicester, Leicestershire, LE4 7GA, <https://laxmanrealestate.com/contact>**

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