



### 3 bed terraced house to buy in

Teviot, Washington, Tyne and Wear, NE38 9EE

**£90,000** Starting Bid

 x 3  x 1  x 1

Tenure

**Freehold**

On Street parking

### Property features

- ✓ To Be Sold Via Online Auction
- ✓ Three Bedrooms
- ✓ Modern Bathroom
- ✓ No Upper Chain
- ✓ EPC Rating C

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: C
- ✓ Heating supply: Gas

## Description

To Be Sold Via Online Auction, Fees Apply.

This beautifully presented three bedroom terraced home is situated in the highly sought-after area of Teviot, Rickleton, offering an ideal opportunity for first-time buyers, families, or investors alike.

The property welcomes you with an inviting entrance leading into a spacious and well-proportioned living room, perfect for relaxing or entertaining. To the rear, a stylish kitchen diner provides a fantastic social space, ideal for both everyday family life and hosting guests.

Upstairs, the property boasts three well-sized bedrooms along with a recently renovated, contemporary bathroom and separate WC, complete with a modern walk-in shower for added convenience and comfort. Further benefits include a recently replaced boiler, offering peace of mind and improved energy efficiency.

Externally, the home features a generous rear garden, providing ample space for outdoor entertaining, dining, or simply enjoying the warmer months.

Early viewing is highly recommended to fully appreciate what this fantastic home has to offer.

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £90,000

Property Type: Terraced House

Parking: On Street

Heating: Gas

## External Front



## Entrance



## Living Room

5.432m x 3.29m (17'9" x 10'9")



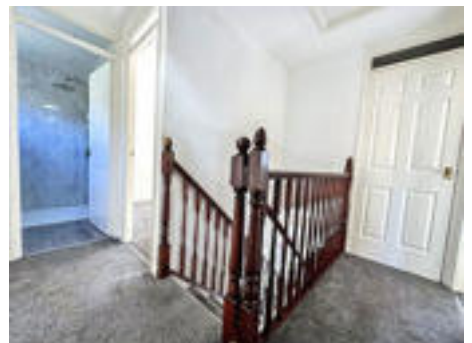
## Kitchen Diner

5.339m x 3.925m (17'6" x 12'10")



## First Floor Landing

2.831m x 2.726m (9'3" x 8'11")



## Bedroom 1

3.763m x 3.571m (12'4" x 11'8")



## Bedroom 2

2.66m x 2.414m (8'8" x 7'11")



## Bedroom 3

2.65m x 2.419m (8'8" x 7'11")



## Bathroom


1.757m x 1.681m (5'9" x 5'6")



## Exterior Yard





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		81
(69-80) <b>C</b>	75	
(55-68) <b>D</b>		
(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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