



**18 Bell View,**  
Prudhoe, Northumberland, NE42 5DS

youngsRPS 



# 18 Bell View Prudhoe Northumberland NE42 5DS

**Guide Price: £125,000**

A well presented three bedroom end terraced house in popular town of Prudhoe.

- Three bedrooms
- End terrace
- Well presented
- Double glazed
- Gas central heating
- Large gardens
- Popular location
- Energy efficiency rating C

**youngsRPS** 

Hexham - 01434 608980





### **DESCRIPTION**

A well presented end terraced three bedroom property located in the popular town of Prudhoe with road and rail links giving access to the main routes to Newcastle upon Tyne. The property comprises of entrance hall with storage cupboard, living room with patio doors opening out onto the garden, dining kitchen fitted with a range of wall and floor units, worktops incorporating one and half stainless steel sink unit with mixer tap over, space for electric oven, plumbing for washing machine, space for fridge freezer and storage cupboard. On the first floor there are three bedrooms and bathroom comprising a panelled bath with overhead shower, wash hand basin and separate WC. Externally the property benefits from large lawned gardens to the front and rear.

### **LOCATION**

Prudhoe is approx 11 miles from Newcastle and 12 miles to Hexham. Prudhoe provides a good range of local shops, amenities and leisure facilities. Convenient for local areas of Ovingham, Ovington, Wylam, Stocksfield, Crawcrook, Hedley on the Hill and Mickley. An ideal setting to appreciate the countryside and commute to Newcastle.

### **SERVICES**

Mains electricity, water and drainage are connected. Gas fired central heating to radiators also supplying the domestic hot water.

### **CHARGES**

Northumberland County Council tax band A.

### **VIEWINGS**

Viewing is strictly by appointment. Arrangements can be made by contacting YoungsRPS, Hexham on 01434 608980.

### **FREE MARKET APPRAISAL**

We would be pleased to provide professional, unbiased advice on the current value and marketing of your existing home.





**IMPORTANT NOTE:** Consumer Protection from Unfair Trading Regulations 2008 and the Business Protection from Misleading Marketing Regulations 2008: We endeavour to make our sales particulars accurate and reliable. They should be considered as general guidance only and do not constitute all or any part of the contract. None of the services, fittings and equipment have been tested. Measurements, where given, are approximate and for descriptive purposes only. Boundaries cannot be guaranteed and must be checked by solicitors prior to exchange of contracts. Prospective buyers and their advisers should satisfy themselves as to the facts, and before arranging an inspection, availability. Further information on points of particular importance can be provided. No person in the employment of YoungsRPS (NE) Ltd has any authority to make or give any representation or warranty whatever in relation to this property.



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