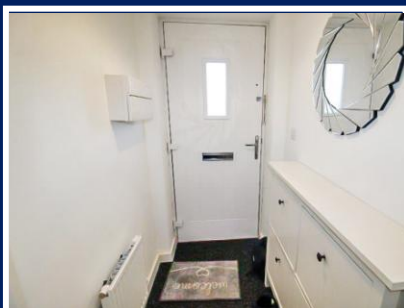




Ros Avenue, Blyth  
£150,000



**LENNON**  
PROPERTIES  
SALES | LETTINGS | MANAGEMENT | COMMERCIAL





## Ros Avenue, Blyth

Offered with no upper chain, we have a fantastic opportunity to purchase this end of terrace townhouse located on the newly built Ros Avenue, Blyth. The property is modern throughout, and is a perfect "blank canvas" waiting for the right buyer to make it their own. The accommodation briefly comprises: Entrance hallway, lounge, breakfasting kitchen, downstairs w.c, two good sized bedrooms and family bathroom to the first floor, and a spacious master bedroom to the top floor. Externally, the property benefits from allocated parking to the front, and an enclosed garden to the rear. Viewings are highly recommended to fully appreciate this lovely home, so contact Lennon Properties today.



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**ENTRANCE HALL**

Entered via composite front door, radiator, access to:

**LOUNGE**

14' 9" x 11' 10" (4.50m x 3.62m)  
UPVC double glazed window to front, under stair storage cupboard, radiator.

**DOWNSTAIRS W.C.**

4' 3" x 3' 7" (1.31m x 1.11m)  
Low level W.C., wash hand basin, radiator.

**KITCHEN**

11' 9" x 8' 9" (3.60m x 2.68m)  
Fitted with a range of modern, white units with complimenting work top surfaces, stainless steel sink & drainer with mixer tap, electric oven & hob with extractor hood over, plumbed for washing machine, wood effect flooring, combi boiler housed in cupboard, UPVC double glazed window to rear, UPVC French doors to rear garden.

**FIRST FLOOR LANDING**

Radiator, access to two bedrooms & bathroom.

**BEDROOM TWO**

10' 5" x 11' 11" (3.19m x 3.65m)  
2 x UPVC double glazed windows to front, radiator.

**BEDROOM THREE**

11' 10" x 8' 11" (3.63m x 2.72m)  
UPVC double glazed window to front, radiator.

**BATHROOM**

7' 10" x 5' 6" (2.41m x 1.69m)  
White three piece suite comprising low level W.C., pedestal sink & panelled bath with mains powered shower over, chrome ladder towel wamer, part tiled walls, wood effect flooring, frosted UPVC double glazed window to side.



Score	Energy rating	Current	Potential
92+	A		94   A
81-91	B	83   B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

## SECOND FLOOR LANDING

Storage cupboard, access to:

## MASTER BEDROOM

25' 11" x 11' 10" (7.90m x 3.61m)

2 x skylight windows to front & rear, radiator, loft access.

## EXTERNAL

Allocated parking to the front. To the rear is an enclosed, rear garden with lawn and paved area, outside tap and gated access to the front of the property.

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off / disconnected or drained services or appliances - All measurements are approximate. MONEY LAUNDERING REGULATIONS 2003 intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co-operation in order that there will be no delay in agreeing the sale.