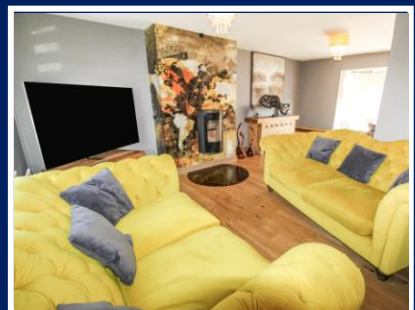
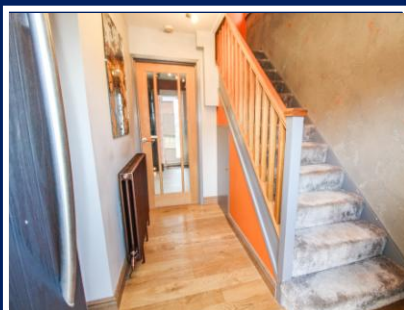




Rydal Mount, Newbiggin-by-the-sea, Northumberland  
£150,000



**LENNON**  
PROPERTIES  
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## Rydal Mount, Newbiggin-by-the-sea, Northumberland

Lennon Properties are delighted to welcome to the market this fantastic very well presented three bedroom semi detached house situated on Rydal Mount within the Spital Estate in the highly sought after village of Newbiggin By The Sea. Considerably improved by the current owners including a summer house with a hot tub to the rear garden.

The accommodation briefly comprises; entrance hallway, lounge diner and conservatory, kitchen. To the first floor three bedrooms and modern family bathroom. Externally to the front there is a double driveway. To the rear a stunning enclosed landscaped garden with patio seating area and summer house which includes a hot tub. This a perfect family home and early viewings are a must to fully appreciate this stunning property.

To arrange your viewing please contact our Ashington Team on or email





MAIN DESCRIPTION

ENTRANCE

Via Composite door to hallway, stairs to first floor landing.

LOUNGE/DINER

20' 0" x 13' 10" (6.11m x 4.24m)  
Log Burner, two radiators, double glazed window, open plan to conservatory.

CONSERVATORY

9' 8" x 8' 0" (2.97m x 2.45m)  
French doors to rear, double glazed windows to side,

KITCHEN

Fitted with a range of wall and base units to Granite work tops, gas hob with extractor over, integrated oven and dishwasher, sink with mixer taps, composite door to rear.

LANDING

Loft access which is fully boarded, double glazed window to side

BEDROOM ONE

11' 1" x 10' 6" (3.38m x 3.21m)  
Fitted wardrobes, radiator, double glazed window

BEDROOM TWO

10' 9" x 8' 8" (3.28m x 2.65m)  
Fitted wardrobes, radiator, double glazed window.

BEDROOM THREE

Fitted wardrobes, radiator, double glazed window.

BATHROOM

Low level wc, vanity sink unit, double walk in shower with mains shower, vertical radiator, double glazed window.

EXTERNALLY

The front of the property there is a large driveway providing parking for multiple cars. To the rear a stunning rear garden with seating area and a summer house including hot tub.

SUMMER HOUSE

22' 2" x 9' 3" (6.78m x 2.84m)  
Full electric, plumed for washing machine, French double doors, hot tub.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78   C
55-68	D	66   D	
39-54	E		
21-38	F		



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.