



Wingate Way, Ashington
Offers In Region Of £129,950



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Wingate Way, Ashington

Lennon Properties are delighted to welcome to the sales market this stunning three bedroom semi-detached house, situated on Wingate Way within the popular Portland Estate on the outskirts of Ashington. Ideally located for local schools, shops and amenities with good bus and road links to neighbouring towns. Warmed via gas central heating and fitted with double glazing throughout. The property briefly comprises: entrance, downstairs w.c, lounge, kitchen/diner. To the first floor there are three bedrooms and the shower room. Externally to the rear enclosed artificial grass laid garden with gate for access. electric car charging port. This property would suit a range of buyers and benefits NO UPPER CHAIN We would urge all interested parties to call our office to arrange a viewing. Please call our Ashington office.



ENTRANCE HALL

Composite front door leading to hallway with radiator, stairs, access to w.c and lounge.

DOWNSTAIRS W.C

5' 8" x 2' 11" (1.75m x 0.90m)

Frosted upvc window to front, wash hand basin, low level w.c, radiator.

LOUNGE

14' 2" x 12' 8" (4.34m x 3.87m)

Upvc bow window to front, storage cupboard, radiator.

KITCHEN/DINER

16' 0" x 8' 7" (4.90m x 2.62m)

Upvc window to rear, Upvc French doors to rear, wall and base units with wood rolled worktops, stainless steel sink and mixer tap, integrated gas hob and electric oven with extractor hood over, tiled splashbacks, cupboard housing boiler, radiator.

FIRST FLOOR LANDING

Loft access which is fully boarded, storage cupboard, access to three bedrooms and bathroom.

BEDROOM ONE

14' 1" x 8' 4" (4.31m x 2.55m)

Two Upvc window to front, fitted wardrobes, radiator.

BEDROOM TWO

9' 9" x 8' 10" (2.98m x 2.71m)

Upvc window to rear, radiator.

BEDROOM THREE

8' 10" x 6' 1" (2.71m x 1.87m)

Upvc window to rear, radiator.

SHOWER ROOM

6' 2" x 5' 6" (1.89m x 1.70m)

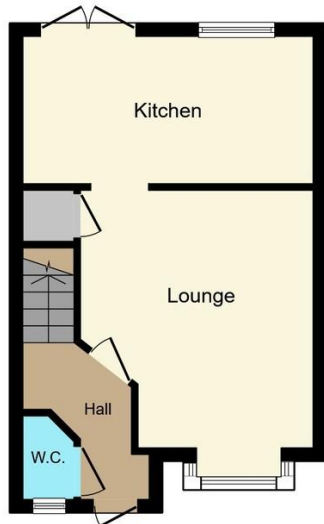
Frosted upvc window to side, low level w.c, wash hand basin, shower cubicle with mains shower over, extractor fan, vertical chrome radiator.

EXTERNAL

Enclosed garden to rear which is partially paved with artificial grass area, outside tap, gated access to front. Electric car charging port.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		91 B
69-80	C	76 C	
55-68	D		
39-54	E		
21-38	F		



Ground Floor



First Floor

This Floor Plan is for illustration purposes only and may not be representative of the property. The position and size of doors, windows and other features are approximate. Unauthorized reproduction prohibited. © PropertyBOX.



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.



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