



91 Blyth Street
Seaton Delaval, NE25 0DZ

£73,000

- ◆ Spacious rooms
- ◆ first floor apartment
- ◆ Lounge with fireplace
- ◆ Large double bedroom
- ◆ NO UPPER CHAIN
- ◆ Situated close to local amenities
- ◆ Modern Kitchen
- ◆ tiled bathroom & shower
- ◆ Shared rear yard
- ◆ VIEWING RECOMMENDED



91 Blyth Street, Seaton Delaval, Tyne & Wear , NE25 0DZ



Property Description

Spacious one bedroom first floor flat, conveniently situated close to Seaton Delaval centre.

Accommodation comprises: Lounge with fire and surround, modern Kitchen, Bathroom and large double bedroom. Shared yard to the rear, NO UPPER CHAIN.

ENTRANCE

Stairs to the first floor

LOUNGE

14' 5" x 15' 5" (4.4m x 4.7m) Window to the rear elevation, electric fire, storage cupboard, central heating radiator.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			
(81-91) B			
(69-80) C		75	75
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	
Address:		91 Blyth Street, Seaton Delaval	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92-100) A			
(81-91) B			
(69-80) C		77	77
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England, Scotland & Wales		EU Directive 2002/91/EC	

KITCHEN

15' 5" x 7' 10" (4.7m x 2.4m) Window to the rear elevation, range of wall and floor units with contrasting work surfaces, tiled splash backs, stainless steel sink unit.

BATHROOM

6' 6" x 7' 10" (2.0m x 2.4m) Three piece suite comprising panelled bath, pedestal wash hand basin and low level WC, double glazed window, shower over the bath, tiled walls.

BEDROOM

14' 5" x 15' 1" (4.4m x 4.6m) Large Double bedroom, window to the front elevation, central heating radiator, built in cupboard in alcove.

EXTERNALLY

Shared yard to the rear

NOTE

A PROPERTY TO SELL?

IF YOU ARE THINKING OF MOVING TO A NEW PROPERTY IN THE AREA OR ARE CURRENTLY ON THE MARKET WITH ANOTHER AGENT AND ARE NOT RECEIVING THE RESULTS YOU WISH, WE WOULD BE HAPPY TO CARRY OUT A FREE VALUATION AND ADVISE ON MARKETING WITHOUT OBLIGATION. PLEASE GIVE US A CALL ON 0191 237 6060.

VIEWING APPOINTMENT

Time _____

Date: _____

Vendors Name (s) _____

**27 Avenue Road
Seaton Delaval
Tyne & Wear
NE25 0DT**

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck measurements.

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