



Wellesley Drive, Blyth
£132,000



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Wellesley Drive, Blyth

We are delighted to welcome to the market this beautifully presented 3 bedroom property in the sought after estate of South Shore, Blyth. The property is located close to local amenities, fantastic transport links and the highly regarded Bede Academy.

The property comprises; an entrance hallway, lounge, open plan kitchen/dining room, downstairs WC. Then to the first floor, three bedrooms, one with en-suite and a family bathroom. There is also usable loft space accessed via the 3rd bedroom. Externally, a rear garden and paved area to the front of the property with off street parking. The property is modern throughout and has been maintained to a high standard by the current owners.

As we anticipate high levels of interest for the property, please contact us to arrange a viewing and avoid disappointment



ENTRANCE HALL

Large hallway providing access to downstairs wc, lounge and stairs to first floor.

DOWNSTAIRS WC

3' 0" x 5' 6" (0.930m x 1.695m)
Modern toilet and sink.

LOUNGE

14' 10" x 11' 11" (4.535m x 3.642m)
Large lounge, with laminate flooring and a built in storage cupboard.

KITCHEN/DINER

15' 3" x 8' 9" (4.656m x 2.677m)
Modern kitchen with fitted base and wall units and then a dining area. French doors provide access to the rear garden.

STAIRS TO;

FIRST FLOOR LANDING

Providing access to all first floor accommodation, built in storage cupboard.

MASTER BEDROOM

11' 9" x 9' 5" (3.594m x 2.890m)
Double bedroom with built in wardrobes and storage cupboards.

EN-SUITE

2' 3" x 6' 5" (.690m x 1.964m)
Modern en-suite with a shower, toilet and sink.

BEDROOM TWO

9' 0" x 8' 2" (2.751m x 2.493m)
Double bedroom

BEDROOM THREE

6' 1" x 8' 2" (1.858m x 2.501m)
Single bedroom

LOFT SPACE

Usable loft space, accessed via a ladder in the 3rd bedroom.

BATHROOM

5' 11" x 5' 6" (1.807m x 1.693m)
Modern bathroom with 3-piece suite and a shower over the bath.

EXTERNAL

Garden to the rear and off-street parking to the front of the property.



Score	Energy rating	Current	Potential
92+	A		95 A
81-91	B	82 B	
69-80	C		
55-68	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.