

1A Main Street, Ponteland,
Newcastle Upon Tyne, NE20 9NH

Tel: 0191 2511189

Web: www.tp-property.co.uk

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Trading Places



Northlands, Tynemouth - £375,000

- Detached Family Home
- Cul-De-Sac Position
- Conservatory

- Four Bedrooms
- Lounge and Dining Room
- Breakfasting Kitchen



Whitley Bay Tel: 0191 251 1189



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Northlands, Tynemouth

Trading Places welcome to the market this impressive four bedroom detached family home, located in a small cul-de-sac on a highly sought after, small modern development in Tynemouth and ideally positioned for beautiful seafront walks into Tynemouth Village or along to Whitley Bay and beyond towards St Marys Lighthouse, as well as the glorious golden sandy beaches on this stretch of outstanding coastline. There are excellent local schools and shopping facilities as well as transport links. This delightful property offers spacious accommodation and has been very well maintained by the current owners and is immaculately presented throughout, benefitting from double glazing, gas central heating and briefly comprises; entrance hallway, spacious lounge with double doors leading into dining room with patio doors leading into conservatory, breakfasting kitchen, utility room and cloaks wc. To the first floor there are four bedrooms master with fitted furniture and en-suite shower room wc, and a family bathroom/wc. Externally there are front and rear gardens the rear garden having block paved patio area with mature planting and a tarmac driveway leading to an integral single garage. Viewing is highly recommended and can be arranged via appointment on 0191 251 1189. EPC Rating C

Entrance hallway

Wood panelled door with stained glass, double glazed window to the side, stairs to first floor and radiator.

Lounge 19'3 x 11' (5.87m x 3.35m)

Double glazed box bay window to the front, plaster fire surround with marble back and hearth and decorative fire, coving to ceiling, television point, telephone point, two radiators and glazed double folding doors leading to

Dining room 11' x 8'11 (3.35m x 2.72m)

Double glazed patio doors leading to conservatory, radiator, coving to ceiling and door to kitchen.

Conservatory 12' 3 x 11' 6 (3.66m 0.08m x 3.35m 0.15m)

Half walled and double glazed windows to rear and sides, double glazed french doors to the side, laminate flooring.

Breakfasting kitchen 12'3 x 9'7 (3.73m x 2.92m)

Fitted with a range of cherry wood wall and base units with contrasting roll top work surfaces, one and a half bowl sink and drainer, built in electric oven, ceramic halogen instant heat hob with extractor over, tiled splash backs, under lighting to the wall units, internal lighting to glass display unit, integrated dish washer, radiator, laminate flooring, double glazed window to the rear, door to

Utility room 9'4 x 5' (2.84m x 1.52m)

Fitted with matching wall and base units as the kitchen, roll top work surfaces, single sink and drainer, tiled splash backs, wall mounted boiler, radiator, half glazed panel door to the side access, laminate flooring and door to

Cloaks w.c

Low level wc, wash hand basin, radiator and extractor fan.

First floor radial landing

Loft access, built in storage cupboard housing the water tank and doors off to

Master bedroom 13'2 x 10'6 (4.01m x 3.20m)





Double glazed window to the front, fitted white wardrobes with bridging units and bedside units, built in wardrobes with mirror sliding doors, radiator, and door to

En-suite

Three piece suite comprising of: corner shower cubicle with plumbed shower, vanity wash hand basin, low level wc, double glazed frosted window to the side, tiled walls tiled floor, heated towel rail and extractor fan.

Bedroom two 11' x 9'1 (3.35m x 2.77m)

Double glazed window to the rear, radiator, built in wardrobes with mirror sliding doors.

Bedroom three 11'4 x 8'3 (3.45m x 2.51m)

Double glazed window to the front, radiator, built in storage cupboard.

Bedroom four 10'6 x 9' 1 (3.20m x 2.74m 0.03m)

Double glazed window to the rear, radiator.

Bathroom 7'9 x 6'10 (2.13m x 2.08m)

Three piece Indian ivory suite comprising of :- panelled bath, pedestal wash hand basin, low level wc, double glazed frosted window to the side, built in storage cupboard, tiled walls and radiator.

External

Rear Garden:- Walled to one side, fenced to one side, mainly laid to lawn with block paved patio ares, mature shrubs and planting, conifers to rear and one side, side path leading to front access.
Front Garden:- laid to lawn with mature cherry blossom tree.

Garage and Drive

Single integral garage with power and lighting, up and over garage door. Tarmac driveway providing off street parking.

Disclaimer. These particulars are believed to be accurate but they are not guaranteed and do not form a contract. These particulars are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.



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