



pattinson 

3 bed semi-detached house to buy in NE63

Pine Valley Way, Ashington,
Northumberland, NE63 9GL

£169,950

 x3  x2  x1

Tenure
Freehold

Property features

- ✓ Three Bedrooms
- ✓ Semi Detached Town House
- ✓ D/G & GCH
- ✓ Off Street Parking to Front
- ✓ EPC Rating C

Allocated parking

Garden

Key Information

- ✓ Council Tax: Band B
- ✓ EPC Rating: C
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water

Description

****SEMI DETACHED TOWN HOUSE - THREE BEDROOMS - WELL PRESENTED - KITCHEN/DINER - CLOAKROOM - GARDEN - ALLOCATED PARKING - AVAILABLE TO VIEW NOW*****

Pattinson Estate Agents are delighted to welcome to the sales market this beautifully presented three bedroom semi detached town house situated on Pine Valley Way within the Seaton Vale development in Ashington. Set over three floors the property is warmed via gas central heating (combi boiler) and is Upvc double glazed throughout. Ideally situated for access into the town centre with local primary and secondary schools, shops, supermarkets, leisure facilities and travel links close by. The new Ashington railway is within easy reach and the Northumberland coastline is less than three miles away. Early viewings are essential to appreciate the accommodation on offer.

Briefly comprising; entrance lobby lounge, inner hallway, cloakroom and kitchen/diner. To the first floor two double bedrooms and family bathroom. To the second floor master bedroom. Externally to the front is an allocated parking bay, slate gravel and paved pathway with gated access to the rear garden. To the rear enclosed garden there is lawn and slate gravel areas.

EPC: TBC

To arrange your viewing please call our Ashington Team on 01670 568096 or email ashington@pattinson.co.uk

Council Tax Band: B

Tenure: Freehold

Price: £169,950

Property Type: Semi-detached house

USPs: Garden

Parking: Allocated, Off Street

Listed property: No

Conservation area: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Entrance Lobby

Via composite door
-Door to lounge

Living Room

3.50m x 4.40m (11'5" x 14'5")

Double glazed window to front
-Storage cupboard
-Radiator



Additional Image



Inner Lobby

Stairs to first floor



Downstairs Wc

Low level wc
-Wash hand basin
-Radiator



Kitchen/Diner

3.55m x 2.28m (11'7" x 7'5")

Double glazed french doors to rear

-Fitted white gloss wall & base units with work tops

-Integrated appliances

-Tiled splash backs

-Radiator

-Plumbed for washing machine



Additional Image 1



Additional Image 2



First Floor Landing

Radiator

-Stairs to second floor



Bedroom 2

3.55m x 2.62m (11'7" x 8'7")

2 x double glazed windows

-Radiator



Additional Image 3



Bedroom 3

3.52m x 2.32m (11'6" x 7'7")

Double glazed window

-Radiator



Bathroom

1.66m x 2.22m (5'5" x 7'3")

Double glazed window

-Panelled bath with mains shower over

-Pedestal wash hand basin

-Low level wc

-Radiator

-Part tiled walls



Additional Image 4



Additional Image 5



Top Floor Landing

Storage cupboard

Master Bedroom

2.46m x 6.10m (8'0" x 20'0")

Velux windows to front & rear

-Storage cupboard

-Radiator

-Loft access



Additional Image 6



Rear Garden

Spacious enclosed garden with lawn area and slate chippings areas

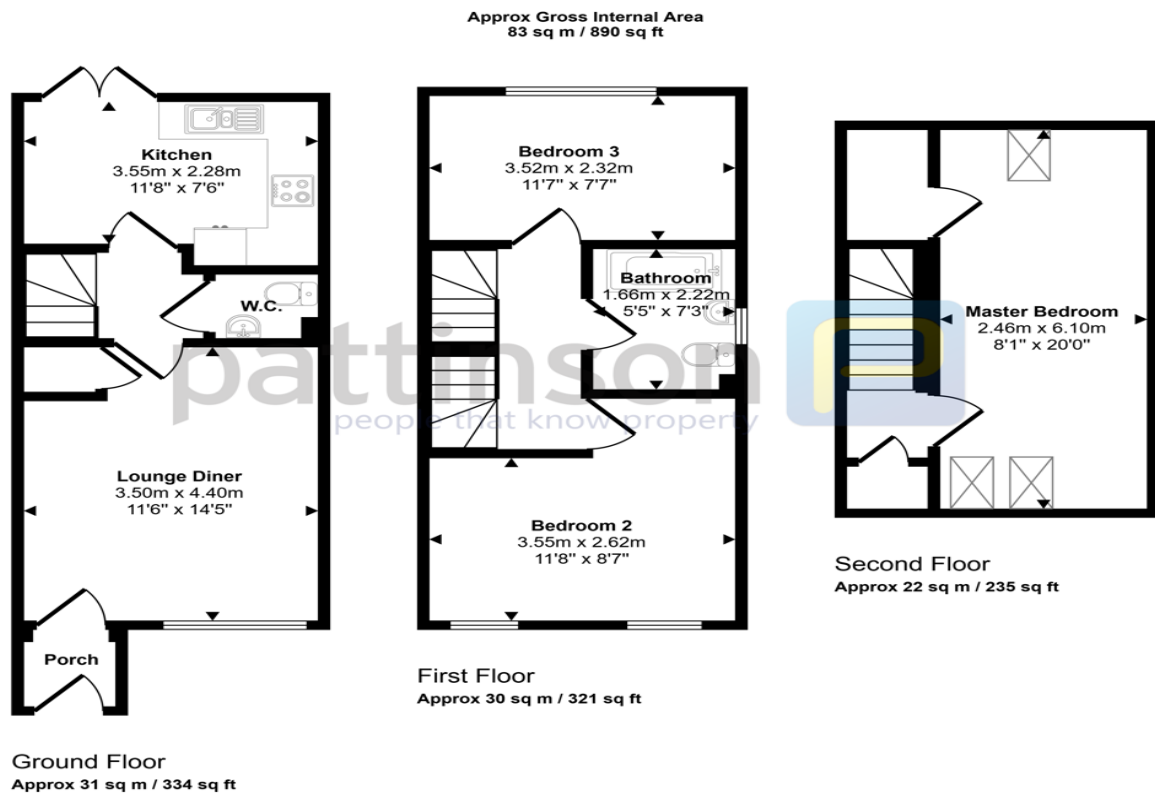


Additional Image 7



Additional Image 8





This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		90
(69-80) C	80	
(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

Pine Valley Way, Ashington, Northumberland, NE63 9GL

Contact your local branch today for more information on this property:

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