



5 Beaufront Terrace

East Boldon, NE36 0PN

£969,950



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Entrance hall

An impressive hall with full height opening to the first floor having a galleried staircase with bespoke under stairs storage, wall panelling and oak herringbone floor

Cloaks WC

Stylish and period with a high level Burlington WC, wash basin and half panelled walls

Lounge

A sliding pocket door opens to reveal a beautiful quiet lounge with feature fire surround and log effect gas fire, bay window with sash windows and plantation style shutters, alcove storage and display cupboard.

Family kitchen dining room

The full width of the home and undoubtedly the hub of activity, this wonderful room has a central arched window and French doors to the garden. A central breakfasting island with marble tops and butler style sink flows to a banquette fitted dining area overlooking the gardens. The shaker style units have crackle glazed splash backs and incorporate a fridge, freezer, two dishwashers, microwave, filter hood and space for a range style cooker. The family lounge has a beautiful media wall and comes with a corner wood burning stove and skylights. Wall panelling, exposed stone and oak herringbone floors compliment the style of the room which opens through to the formal dining room

Utility

Fitted with a bespoke range of units and space for appliances

Dining room

The formal dining room with shuttered windows and built in units for storage and display, oak herringbone floor

First floor

A galleried landing with lovely windows allowing light to flood through. From the landing there is a return staircase to the top floor suite and a built in cupboard with the tank for the air source water and heating..

Bedroom

Bay window with seat, cast style radiator

En suite

A lovely en suite shower room with shower, wash basin and WC, tiled floor

Bedroom

Fitted wardrobes with dresser, cast style radiator

Bedroom

Oak herringbone floor, cast style radiator

Bedroom

Built in wardrobes, cast style radiator

Bathroom

A masterpiece of style and design the family bathroom has a slipper bath centered under the main window and with a free standing shower tap, a bespoke vanity unit with polished stone top houses the wash basin. There's a WC and a walk in wet shower area with floor drain and period tiling with the shower having a drencher shower head. Half marble panelled walls and herringbone tiled floor enhance the style of the bathroom which has a period style cast towel radiator.

Tel: 01914569499

Second floor

Landing

Main bedroom suite

A truly wonderful space and a treat for the home owner. This top floor suite occupies the full loft room space and could double as a separate living space for multi generational family. There is a living area with vaulted ceiling and skylights which has views south over Boldon Golf Course and beyond, The bedroom area has vaulted ceiling and exposed timber work with a lovely built in dressing area, large walk in wardrobe/fitted dressing room, a large storage cupboard and a free standing slipper bath, his and hers wash basins set into a vanity unit with polished stone top and a walk in shower area with glazed screen and drencher shower. A separate WC compliments the whole suite which is heated with cast style radiators and has a period cast towel radiator

Balcony

A covered decked balcony with expansive views south over Boldon Golf Course and beyond with power points makes the potential for all year round outside enjoyment.

External

Full gravel walled drive to the front with EV point. To the rear are enclosed timber featured and walled gardens with stone patio, decking with outside kitchen area, lawns and side storage area. A lovely private space of a good size for outside entertainment and relaxation.

Note

Freehold Title, Council Tax Band G, Mains Electric, Water and Sewerage Services Connected, Flood Risk very low. Broadband Basic 15 Mbps, Superfast 42 Mbps. Satellite/Fibre Tv Availability BT and Sky. Mobile Coverage O2, Three, Vodafone and EE limited



Road Map



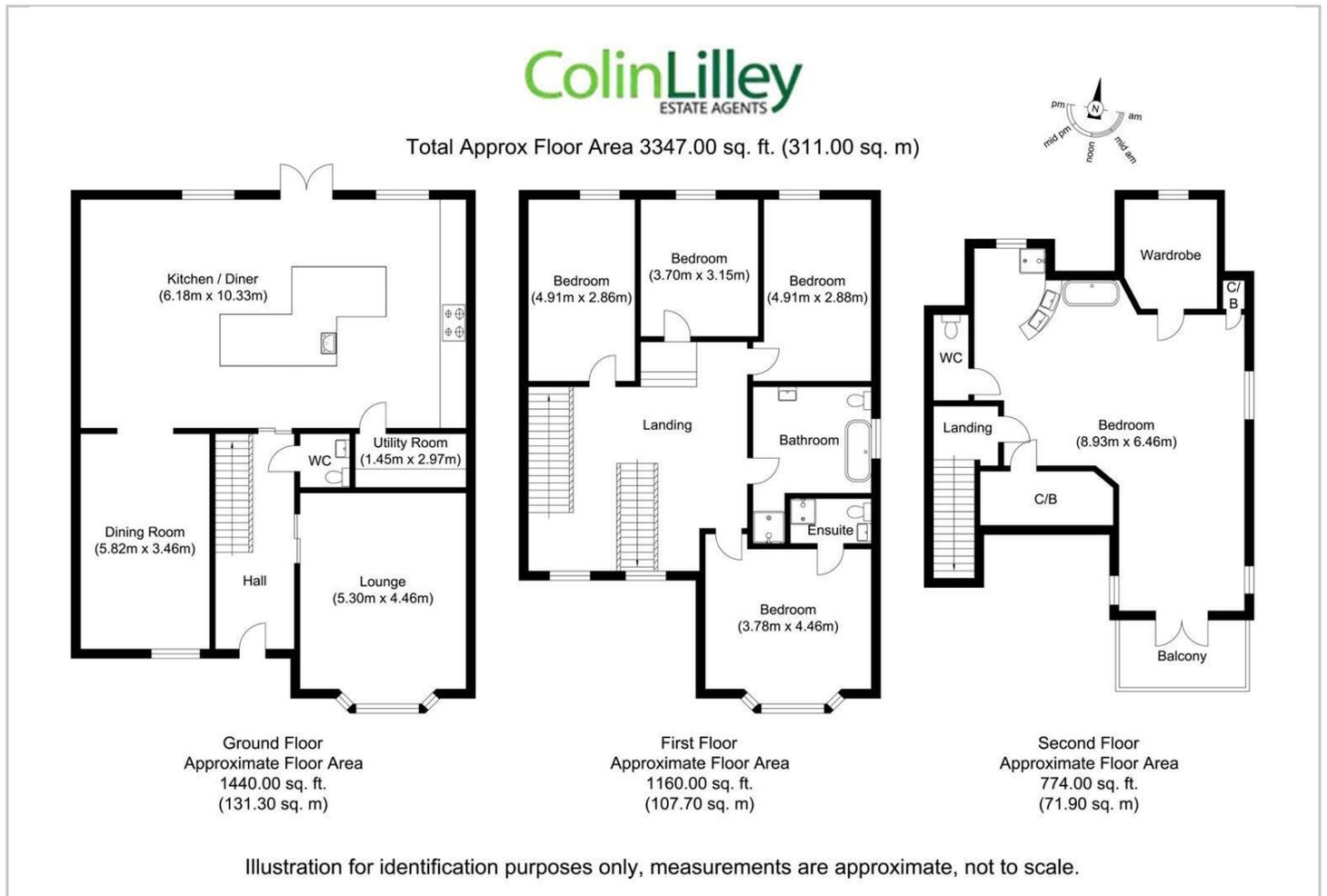
Hybrid Map



Terrain Map



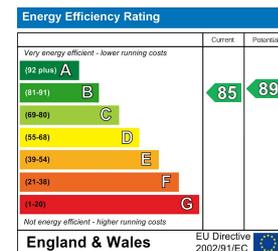
Floor Plan



Viewing

Please contact our South Shields Office on 01914569499 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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