



9 Wylam Close

South Shields, NE34 0ES

£350,000



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Entrance porch

Through to

Entrance hall

Stairs to the first floor, cupboard under and a radiator

Living room

Feature fire surround with a gas fire, radiator and open through to:

Dining room

With a door through to the conservatory

Conservatory

A good sized conservatory with a door to the garden, tiled floor

Kitchen breakfast room

Fitted with a range of wall and base units with work surfaces housing a sink unit, gas hob, double oven, tiled splash backs and laminate floor

Utility

Plumbed for a washer, central heating boiler and door to the garden

Cloaks WC

Wash basin and WC

First floor

Landing

Bedroom 1

Built in wardrobes and mirrored sliding doors, radiator

Bedroom 2

Free standing wardrobes, radiator

Bedroom 3

Stairhead cupboard and a radiator. There is loft access via hatch and ladder with the loft being fully boarded for storage.

Bedroom 4

Radiator

Bedroom 5

Built in wardrobes , radiator

Shower room

A step in shower area with a mixer shower having both drencher and spray shower heads, wash basin, built in airing cupboard with a small radiator, clad walls and a towel radiator

Separate WC

WC

Garage

Ideal for extra storage, the garage has an electric roller door, a tap, power and light

External

Gardens to the front with a block paved drive for off street parking. To the rear are mature gardens with lawns, patio areas, a garden shed, external tap and side access to the front.

Tel: 01914569499

Note

Freehold Title, Council Tax band E, Mains Services Connected, Flood Risk very low. Broadband Basic 7 Mbps, Superfast 52 Mbps, Ultrafast 1000 Mbps, Satellite/Fibre Tv Availability BT, Sky and Virgin. Mobile Coverage O2, Three and EE likely, Vodafone limited



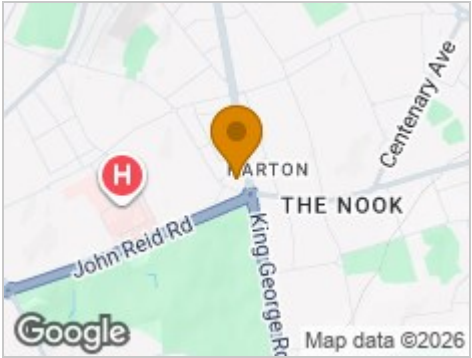
Road Map



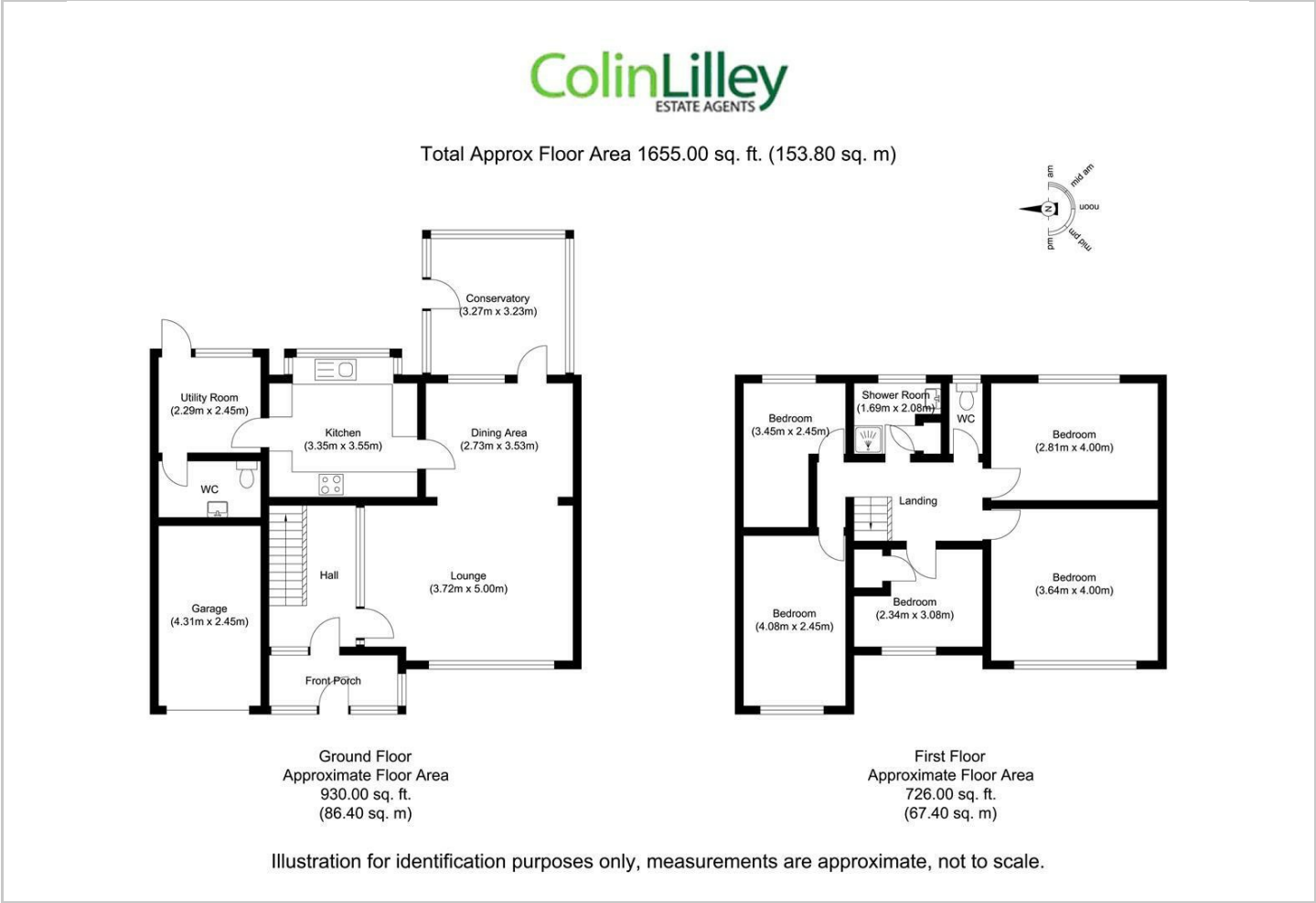
Hybrid Map



Terrain Map



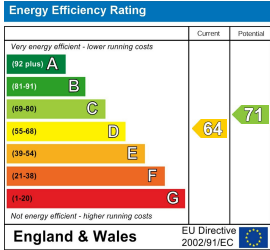
Floor Plan



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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