



62 Rose Crescent

Whitburn, SR6 7HR

Offers Around £164,950



Ideal for first time buyers, couples or families in this great location for access to the village and also coastal walks and paths, a renovated and updated three bedroom End Terraced home with West aspect gardens and a double block paved drive. The home comes with a recently installed kitchen with stone worksurfaces, a recently installed shower room with attractive tiling, has a lounge with French doors to the garden and the three bedrooms. Benefits include gas central heating and double glazing. Viewing essential to fully appreciate.



Entrance hall

Stairs to the first floor

Living room

With corner chimney breast having a cast fireplace and slate hearth with log burning stove, French doors to the garden, laminate floor and a radiator

Kitchen diner

A wonderful new stylish fitted kitchen with shaker style doors and stone work surfaces housing a Belfast style sink, part tiled walls and splash backs, LVT floor and a radiator. There is a large built in utility cupboard with plumbing for a washer

Shower room

A new fitted shower room with shower enclosure and mixer shower with drencher and spray shower heads, wash basin and WC, tiled walls and LVT floor, towel radiator

First floor

Landing with gable window and loft access which has some boarding

Bedroom 1

Built in open cupboard/storage over the stairs laminate floor and a radiator

Bedroom 2

Small storage open cupboard, radiator

Bedroom 3

Laminate floor and a radiator

External

Front block paved double drive for off street parking. West aspect rear garden with lawn and paved patio area, garden fencing and a large garden shed.

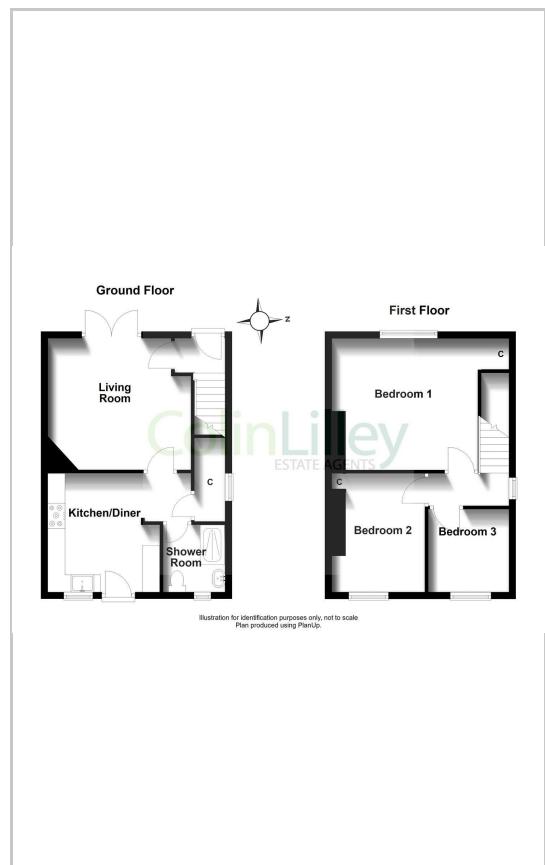
Note

Freehold Title, Council Tax Band A, Mains Services Connected. Flood Risk none. Broadband Basic 11 Mbps, Superfast 79 Mbps, Ultrafast 1139 Mbps. Satellite/Fibre TV Availability BT and Sky. Mobile Coverage O2 likely, Vodafone, Three and EE limited.

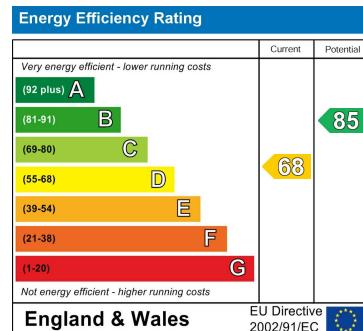
Area Map



Floor Plans



Energy Efficiency Graph



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