



20 Hylton Avenue

South Shields, NE34 7SD

£234,950



Wow! Stunning turnkey renovated home on this ever popular Marsden development. If you are looking to get moved in and start living, then this freshly prepared home could be ideal for you. Situated with a southerly aspect good sized garden, there is a new fitted kitchen diner with integral appliances and breakfast bar, a useful utility with washer, cloaks WC and an open plan living room with log burning stove. To the first floor are three generous bedrooms and a modern styled new bathroom with shower over the bath. Benefits include gas central heating, double glazing, new decor and flooring, lighting and patio gardens. One not to miss.



Entrance

Via a composite front door and leading into the open plan living room

Living room 19'6" x 12'7" (5.96 x 3.85)

A super spacious room with stairs to the first floor, chimney breast with mantel beam and a log burning stove, bow window to the front, laminate floor and a radiator, arch through to the kitchen diner

Kitchen diner 19'6" x 9'8" (5.96 x 2.96)

A brand new modern styled kitchen with handle less units and contrasting worktops that lead into a breakfast bar. Housed is a sink unit, hob with filter hood over, oven and microwave, integral fridge and freezer, French doors to the garden, laminate floor and a radiator. Through to

Utility 7'10" x 6'3" (2.41 x 1.91)

A very hand fitted utility with base units, work tops and integral washer, laminate floor and a radiator

Cloaks WC

Vanity wash basin and WC, laminate floor

First floor

Landing with built in cupboard.

Bedroom 1 12'8" x 11'4" (3.87 x 3.46)

Radiator

Bedroom 2 11'6" x 9'10" (3.53 x 3.00)

Radiator

Bedroom 3 8'10" x 7'11" (2.70 x 2.43)

Radiator

Bathroom

A stylish bathroom with a new suite comprising a bath with mixer shower over having both drencher and spray heads, shower screen, vanity units with wash basin and WC, coloured shower board walls, LVT floor and a chrome towel radiator

External

Paved front garden. Southerly aspect rear garden which is mainly laid to patio and is large enough to catch the summer sun throughout the day.

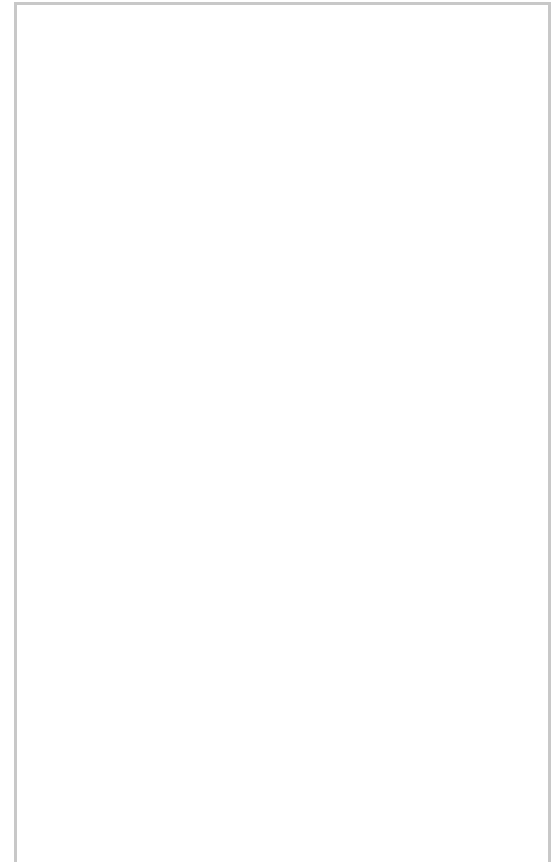
Note

Freehold Title, Council Tax Band A, Mains Services Connected, Flood Risk very low. Broadband Basic 4 Mbps, Superfast 57 Mbps, Ultrafast 1000 Mbps. Satellite/Fibre Tv Availability BT, Sky and Virgin. Mobile Coverage O2 and Three likely, EE and Vodafone limited.

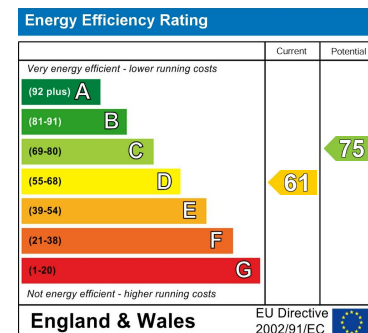
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.