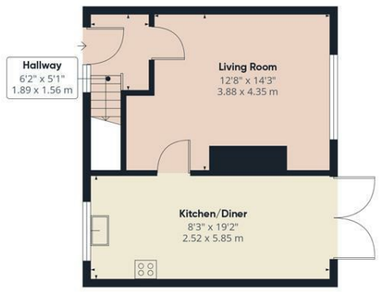
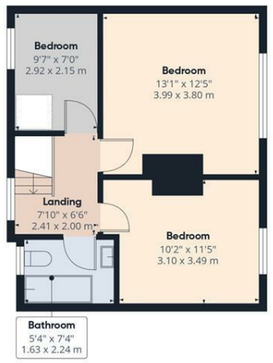
Brannen&Partners

www.brannen-partners.co.uk

Chestnut Avenue, Whitley Bay



Ground Floor



Floor 1

Approximate total area(1)

816 ft²

75.8 m²

(1) Excluding balconies and terraces

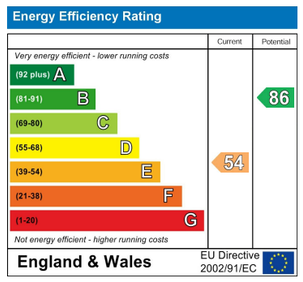
Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360









Important Information

All rooms have been measured with electronic laser and are approximate measurements only. None of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order. Brannen & Partners for themselves, the vendors or lessors, produce these brochures in good faith and are a guidelines only. They do not constitute any part of a contract and are correct to the best of our knowledge at the time of going to press. Pictures may appear distorted due to enlargement and are not to be used to give an accurate reflection of size. All negotiations and payments are subject to contract.

Offers Over £220,000

Description

IMMACULATELY PRESENTED THREE BEDROOM MID TERRACED PROPERTY SITUATED WITHIN THIS POPULAR RESIDENTIAL AREA IN WHITLEY BAY

We welcome to the market this beautifully presented, modern in design, three bedroom property, conveniently located close to local shops and amenities in Whitley Bay. Benefitting from bright and airy accommodation, modern kitchen/diner and well maintained southerly facing rear garden.

Briefly comprising: Entrance hallway giving access to the living room and stairs to the first floor. The living room is a welcoming space with a large window overlooking the rear garden, allowing plenty of light to fill the room. Moving through to the kitchen/diner, this well proportioned room offers a dual aspect with double doors opening to a patio area within the rear garden. Modern fitted wall and base units provide ample storage as well as including an integrated electric hob, extractor fan, oven and space for a dishwasher, fridge/freezer and plumbing for a washing machine.

To the first floor are three bedrooms and bathroom. Two of the bedrooms are generous doubles and the tastefully designed bathroom comprises a bath with shower over, hand basin, W.C. and heated towel rail.

Externally to the rear is a beautifully maintained southerly facing garden. Laid to lawn with a paved patio, colourful planting and a timber shed.

Whitley Bay is a popular coastal town with highly regarded schools at all levels. There are excellent transport links including the Metro as well as excellent road links in to Newcastle City centre. The property is within easy reach of Whitley Bay centre with its array of shops, cafes, restaurants and beautiful beaches.

Entrance Hallway

Living Room
14'3" x 12'8"

Kitchen/Diner
19'2" x 8'3"

Bedroom One
13'1" x 12'5"

Bedroom Two
11'5" x 10'2"

Bedroom Three
9'6" x 7'0"

Bathroom
7'4" x 5'4"

Externally
Externally to the rear is a beautifully maintained southerly facing garden. Laid to lawn with a paved patio, colourful planting and a timber shed.

Tenure
Freehold











