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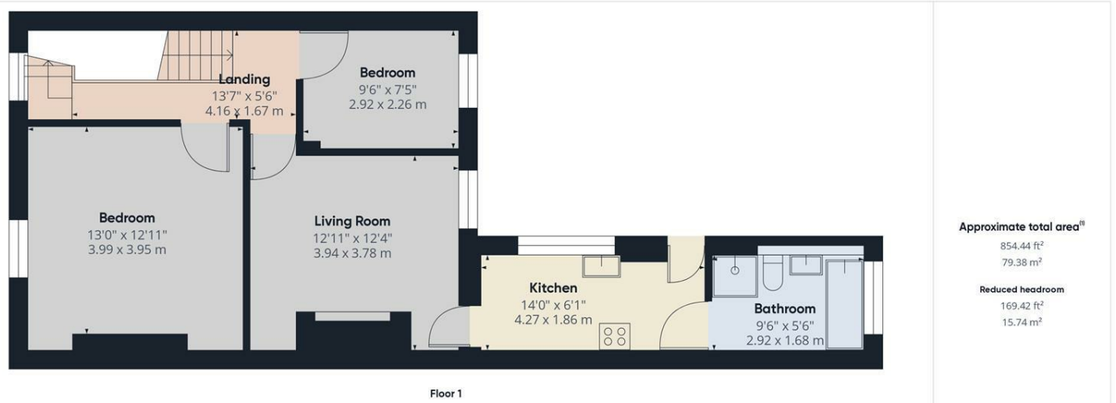
Clarence Street, Seaton Sluice



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.

Asking Price £149,950

Description

WONDERFUL OPPORTUNITY TO ACQUIRE THIS FULLY REFURBISHED THREE BEDROOM MAISONETTE SITUATED IN THE SEASIDE TOWN OF SEATON SLUICE - OFFERED WITH NO UPPER CHAIN

Brannen & Partners are delighted to bring to the market this immaculately presented three bedroom maisonette, conveniently situated close to local shops, amenities and the seafront in Seaton Sluice. Rare to the market, this stunning fully renovated maisonette affords a delightful lifestyle and/or investment opportunity. With over 800 square feet of accommodation set over two floors, this ideal property boasts spacious modern interiors with period charm, three good sized bedrooms, newly fitted kitchen, bathroom and private rear yard. The amazing refurbishment, generous size and fabulous location of this property makes for an exciting opportunity which can only truly be appreciated by a visit.

Briefly comprising: Private entrance hallway with stairs leading to the first floor landing giving access to all principal rooms of the home. Bedrooms one and three are situated to this floor, amply sized, presenting neutral decor and fresh carpets.

Progressing into the living space, the bright and spacious room is flooded with natural light, complimented further by the minimal decor, new wood effect flooring and sleek LED flame fire. The chimney breast also offers a recessed space for TV fittings, alcoves to either side ideal for storage.

A door leads into the contemporary kitchen, newly fitted and equipped with modern fixtures. The monochrome design is warmed with wood effect framing and contrasting worktops, whilst incorporating a good range of units, induction hob, single oven, sink, breakfast bar and designated space for appliances, as well as access to both the rear yard and bathroom.

A continuation of flooring leads into the bathroom, completing the first floor. Once inside, the superb newly fitted bathroom is spacious and modern in design. Benefitting from integral WC, bath, separate walk in rainfall shower, wall mounted wash basin and heated towel rail, the space is finished with marble effect splashbacks and matte black fittings.

Upon the second floor, sits the final bedroom. Double in size, the space is utilised further into the eaves and offers a dual aspect with multiple windows. The second floor landing, also benefits from open space, which could be utilised for further storage or a home office.

Externally to the rear, stairs lead to the private rear yard. Upgraded with artificial lawn, raised decking and secure fenced boundary, the West facing yard provides the ideal social space, to be enjoyed into the evening.

Perfectly located in Seaton Sluice, a sought after coastal village with a harbour, miles of golden sand dunes and beaches, coastal walks and is within easy walking distance of Seaton Delaval Hall, Whitley Bay and Holywell Dene. There are also many local amenities close by, excellent transport links to the city centre and other coastal towns, all in a highly sought after peaceful residential area.

Entrance

First Floor Landing
13'7" x 5'5"

Bedroom One
13'1" x 12'11"

Bedroom Two
9'6" x 7'4"

Living Room
12'11" x 12'4"

Kitchen
14'0" x 6'1"

Bathroom
9'6" x 6'1"

Second Floor Landing
10'3" x 6'7"

Bedroom Three
17'4" x 11'6"

Rear Yard

Tenure
Leasehold