

HUNTERS[®]

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Jedburgh Close

Murton, Seaham, SR7 9SB

Offers Over £155,000



Council Tax: B



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Entrance Hallway

Located at the side of the property, the hallway features an external double glazed door accompanied with an additional double glazed window, a staircase to the first floor and a radiator.

Lounge

13'7" x 13'5" (4.15m x 4.10m)

The welcoming principle reception room provides attractive views through double glazed windows of the front gardens complimented with an eye catching fireplace inset with a living flame gas fire and an open archway leading into the adjoining dining room. Additional attributes include a useful understairs storage cupboard recessed alcoves and two radiators.

Dining Room

10'11" x 8'11" (3.34m x 2.73m)

Nestled between the lounge, kitchen and the fabulous garden room, the dining room includes a radiator and double glazed sliding doors providing accessibility into the garden room.

Garden Room

13'9" x 11'1" (4.21m x 3.39m)

This stunning additional reception room is enhanced with a cathedral style vaulted ceiling recessed with led lighting adding to the awe inspiring ambience. The further benefits of a radiator and unrestricted views into the private rear gardens can not fail to impress. Additional attributes include vaulted double glazed windows, double glazed sliding doors opening into the dining room and two further double glazed patio doors which provide accessibility into the rear gardens.

Kitchen

10'3" x 7'7" (3.13m x 2.33m)

The delightful fitted kitchen comprises of a wealth of

wall and floor cabinets finished in a contemporary gloss white colour and contrasting granite effect work surfaces which integrate a stainless steel sink and drainer unit complete with mixer tap fittings positioned beneath a double glazed window. Accompaniments include a wall mounted gas combination boiler, an elevated oven and an electrical hob set below an appealing brushed steel extractor canopy, a radiator and a further double glazed window overlooking the inspiring garden room towards the rear gardens. Integral appliances which will remain for the fortunate new owners comprise of an integrated fridge and freezer and an automatic washing machine.

First Floor Landing

Positioned at the top of the stairwell leading from the entrance hall, the landing features a double glazed window set at the side of the home complimented with a newel posted spindle balustrade and convenient loft access to a partially boarded loft area with lighting.

Master Bedroom

12'10" x 9'11" (3.92m x 3.03m)

Situated at the front of this delightful family home the master bedroom includes double glazed windows providing rooftop views towards the surrounding countryside, a fitted double mirrored wardrobe and a radiator.

Second Bedroom

10'10" x 9'10" (3.31m x 3.02m)

The well appointed second double bedroom incorporates double glazed windows which offer pleasant elevated views across the rear gardens, a fitted double wardrobe with mirrored sliding doors and a radiator.

Third Bedroom

9'11" x 7'4" into recess (3.03m x 2.25m into recess)

This delightful third bedroom features a double glazed window set to the side of the property accompanied with a radiator and useful fitted cupboards.

Family Bathroom

6'5" x 6'4" (1.96m x 1.95m)

Situated adjacent to the second bedroom at the rear of the home, the refitted contemporary family bathroom includes a white suite comprising of an elevated dual headed Mira shower over the panel bath complete with a bi-folding glazed screen, a low level W/c and a hand wash basin inset into a convenient vanity cabinet. Further accompaniments include a frosted double glazed vanity window, a radiator and partial pvcu wall panelling to the shower area.

Detached Garage

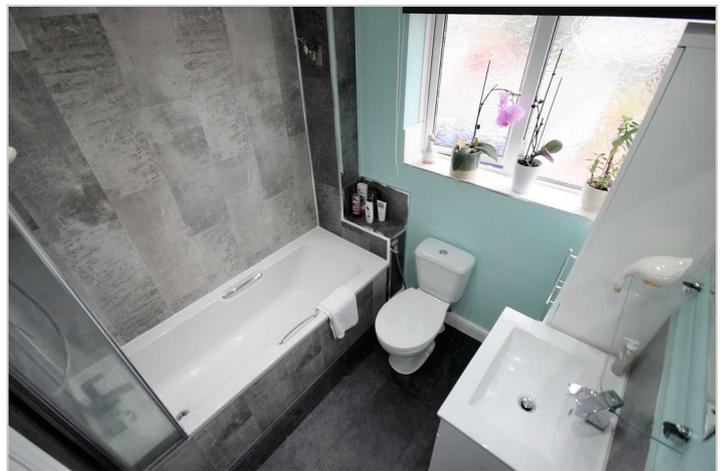
19'5" x 9'3" (5.92m x 2.84m)

Located at the top of the double length driveway in the rear gardens, this wonderful garage features a wealth of lighting and electrical sockets off its own service board, which would be most appealing to clients with a flair for Diy or vehicle maintenance attributes. Additional features include an up and over

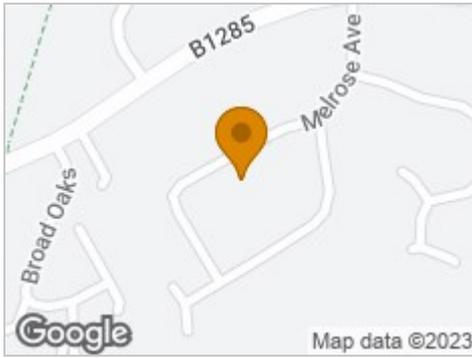
garage door, two double glazed windows and a further double glazed access door leading into the rear gardens.

Outdoor Space

At the front of the home lies a well appointed garden area comprising mostly of lawns boarded with shrubs intersected with an open driveway which leads to a further gated drive at the side of the property culminating at the detached garage and fabulous rear private gardens. The beautiful rear gardens have been mindfully designed for both family outdoor recreation and functionality with a useful patio leading from the garden room accompanied with an outside water tap ideal for al-fresco dining preceding the two lawned garden areas complete with flowerbeds, a vegetable garden area finished with railway sleepers leading to the greenhouse and a further patio area set behind an arched arbor trellis at the top of the garden.



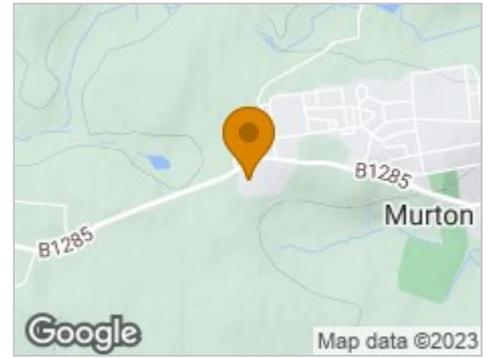
Road Map



Hybrid Map



Terrain Map



Floor Plan



Viewing

Please contact our Hunters Peterlee Office on 0191 586 3836 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.