



38 Greenwood

Tweedmouth, Berwick-upon-Tweed, TD15 2EB

Offers Over £150,000

Located in this sought after residential area, we are pleased to bring to the market this well proportioned two bedroom semi-detached bungalow, which would make an ideal retirement home. The bungalow has the benefits of full double glazing and gas central heating, easy to maintain lawn gardens to the front and rear and ample 'off street' parking on a driveway in front of a garage.

The bungalow is entered through an entrance hall which gives access to the living room with a fireplace with an electric fire. There is a breakfasting kitchen with a range of traditional units, two good sized double bedrooms and a bathroom.

Easy access to local shopping and facilities. Viewing is recommended.



Entrance Hall

3' x 4'9 (0.91m x 1.45m)

Partially glazed entrance door with a glass panel to side giving access to the hall, which has a cloaks hanging area and a glazed door to the living room.

Living Room

14'6 x 12'6 (4.42m x 3.81m)

A good sized reception room with a double window to the front and an attractive fireplace with an oak surround and a coal effect electric fire. Two central heating radiators, a television aerial and four power points.

Kitchen/Breakfast Room

12'3 x 9' (3.73m x 2.74m)

Fitted with a range of traditional wall and floor kitchen units with a tile effect worktop surface with a splash back. Stainless steel sink and drainer below the window to the side, there is also window to the front. Plumbing for an automatic washing machine, space for a freestanding cooker and fridge. Built-in storage cupboard housing the central heating boiler, gas and electric meters. Central heating radiator and four power points.

Internal Hall

4'2 x 2'5 (1.27m x 0.74m)

Giving access to the two bedrooms and the bathroom, the hall has access to the loft.

Bathroom

4'8 x 8'6 (1.42m x 2.59m)

Fitted with a three-piece suite, which includes a bath, a wash hand basin with a vanity cupboard below and a mirror and shaver socket above. Toilet with a toilet roll holder, a central heating radiator and a frosted window to the side.

Bedroom 1

11'9 x 9'5 (3.58m x 2.87m)

A generous double bedroom with a double window to the rear with a central heating radiator below, four power points.

Bedroom 2

8' x 11'7 (2.44m x 3.53m)

Another double bedroom with a double window to the rear with a central heating radiator below. Two power points.

Garage

Brick built garage to the rear of the property with ample parking to the front for a number of vehicles. The garage has an up and over door to the front and a window to the side.

Gardens

Lawn garden to the front with shrubbery surrounds, garden to the rear which is laid to a lawn.

General Information

All fitted floor coverings are included in the sale.

Full double glazing.

Gas central heating.

All mains services are connected.

Freehold.

Council tax B.

EPC D (66)

Agency Notes

OFFICE OPENING HOURS

Monday - Friday 9.00 - 17.00

Saturday - By Appointment

FIXTURES & FITTINGS

Items described in these particulars are included in sale, all other items are specifically excluded. All heating systems and their appliances are untested.

VIEWING

Strictly by appointment with the selling agent and viewing guidelines due to Coronavirus (Covid-19) to be adhered to.



GROUND FLOOR
552 sq.ft. (51.2 sq.m.) approx.



TOTAL FLOOR AREA: 552 sq.ft. (51.2 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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