



31 Cherry Tree Drive

Tweedmouth, Berwick-upon-Tweed, TD15 2FA

£1,000

We welcome to the rental market this detached four bedroom house, which is located in a sought after residential area on the outskirts of Berwick-upon-Tweed. The house would make an ideal family home which has full double glazing, gas central heating, a generous enclosed rear lawn garden and ample parking on driveway for two cars in front of the garage. The interior comprises of a lounge/dining area with patio doors to the rear garden, a cloakroom and a well appointed kitchen with appliances. On the first floor are three good sized bedrooms, two with fitted wardrobes and the main bedroom has an en-suite shower room. On the second floor is a further double bedroom with built-in wardrobes offering excellent storage and an en-suite shower room.

Rent: £1000 pcm

Deposit £1,153

EPC B

Council Tax Band E

Please note some rooms will require floor coverings. This will be the responsibility and at the expense of the new tenant



Vestibule

7'3 x 3'9 (2.21m x 1.14m)

Partially glazed entrance door giving access to the vestibule which has a central heating radiator and a door to the entrance hall.

Entrance Hall

6'7 x 13'1 (2.01m x 3.99m)

Stairs to the first floor landing, a central heating radiator and two power points.

Cloakroom

2'9 x 6'5 (0.84m x 1.96m)

Fitted with a white toilet and wash hand basin, the cloakroom has a central heating radiator and a built-in storage cupboard.

Lounge/Dining Area

15'6 x 21'9 (4.72m x 6.63m)

A large reception room with a double window to the rear and double patio doors giving access to the rear garden. Two central heating radiators, a television point and eight power points.

Kitchen

12'7 x 8'8 (3.84m x 2.64m)

Fitted with a range of wood effect wall and floor kitchen units with ample worktop surfaces with a tiled splashback. Built-in oven, four ring ceramic hob with a cooker hood above. Cupboard housing the central heating boiler, plumbing for an automatic washing machine and one and a half bowl stainless steel sink and drainer below the double window to the front. Central heating radiator and eight power points.

First Floor Landing

10'4 x 3'1 (3.15m x 0.94m)

Stairs to the second floor level, the landing has a built-in airing cupboard housing the hot water tank. Central heating radiator and one power point.

Bathroom

6'9 x 8'8 (2.06m x 2.64m)

Fitted with a white four piece suite which includes a double shower cubicle, a bath, a toilet and a wash hand basin below the frosted window to the side. Shaver light and socket and a central heating radiator

Bedroom 1

15'7 x 12'7 (4.75m x 3.84m)

A large double bedroom with two built-in wardrobes and a double window to the rear with a central heating radiator below. Television point and four power points.

En-Suite Shower Room

7'7 x 8'8 (2.31m x 2.64m)

Fitted with a white three piece suite which includes a double shower cubicle, a toilet and a wash hand basin below the frosted window to the rear. Central heating radiator and shaver light and socket.

Bedroom 3

10'9 x 12'6 (3.28m x 3.81m)

A double bedroom with two built-in wardrobes and double window to the front with a central heating radiator below. Television aerial and four power points.

Bedroom 4

12'7 x 8'7 (3.84m x 2.62m)

Another double bedroom with a double window to the front with a central heating radiator below. Four power points and a television aerial.

Second Floor Landing

3'7 x 8'4 (1.09m x 2.54m)

With a built-in linen cupboard with a central heating radiator.

Bedroom 2

7'9 x 16'4 (2.36m x 4.98m)

A large double bedroom with a double window to the front and three built-in double wardrobes offering excellent storage. Central heating radiator, a telephone and four power points. Access to the loft.

En-Suite Shower Room

9'1 x 5'2 (2.77m x 1.57m)

Fitted with a white three piece suite which includes a wash hand basin, a toilet and a double shower cubicle. Central heating radiator and shaver light and socket.

Garage

A single garage with an up and over door to the front and lighting and power connected. Ample parking for two cars on the driveway in front of the garage.

Garden

Good sized enclosed garden at the rear of the property which have been laid down to a lawn.

General Information

Full gas central heating.

Full double glazing.

All main services are connected.

Tenure- Freehold.

Council tax band E.

All fitted floor coverings are included in the sale.

Agency Details





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