

3 bed detached house to buy in NE25

Melrose Avenue, Seaton Delaval, Whitley
Northumberland, NE25 0JR

£299,950 Offers over

- ✓ Generous detached home
- ✓ Solar panels
- ✓ No onward purchase
- ✓ Large corner plot
- ✓ Utility room

**FOR
SALE**



Summary

- Property Type: Detached House - Bedrooms: 3 - Parking: Driveway & Garage - Central Heating: Gas
- Price: Offers over £299,950
- Tenure: Freehold

Description

Nestled in a desirable corner plot in Seaton Delaval, this well-proportioned three bedroom detached family home presents an outstanding opportunity for comfortable and spacious living. The property boasts a large wraparound gardens, offering ample space for outdoor relaxation and entertaining, as well as a generous double driveway and garage providing substantial off-street parking. The property includes the added benefit of solar panels.

Inside, the home features an inviting open-plan living and dining area, ideal for modern family life and social gatherings. The bright conservatory floods the space with natural light, creating a lovely spot to enjoy the garden views all year round. A practical utility room adds further convenience. There is a ground floor w/c and a breakfasting kitchen too. The property is in need of some updating, however benefits from solar panels, a modern shower room, combi boiler and has been well maintained.

Each of the three bedrooms are doubles, perfectly suited to families or those in need of additional space for guests or a home office. The surrounding location is equally impressive, sitting near the tranquil Holywell Dene – perfect for scenic walks.

Seaton Delaval now benefits from a train station which is ideal for commuters or those looking for a handy travel link.

With its generous plot, flexible living spaces, and sought-after location near Holywell Dene, this exceptional property is not to be missed. Arrange your viewing today to truly appreciate all this superb family home has to offer.

Council Tax Band: D

Tenure: Freehold

EPC Rating: C

Entrance porch



Hallway



Kitchen

Living Room

Dining Room

Utility room

Conservatory

Landing



Bedroom 1



Shower room



Bedroom 2



Bedroom 3



Main shower room



Garden





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C	80	82
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC 		

Melrose Avenue, Seaton Delaval, Whitley Bay, Northumberland, NE25 0JR

Contact your local branch today for more information on this property:

Blagdon House Smithy Square, Cramlington, Northumberland, NE23 6QL, Tel: 01670 568098, www.pattinson.co.uk

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