

3 bed semi-detached house to buy in NE31

Hexham Avenue, Hebburn, Tyne and Wear, NE31 2HN

£169,995

x 3 x 1 x 1

Tenure

Freehold

Driveway parking

Garden

Property features

- THREE BEDROOM SEMI DETACHED
- OPEN PLAN LOUNGE / DINING
- SPACIOUS KITCHEN / DINER
- MODERN FITTED KITCHEN / FAMILY BATHROOM
- EPC Rating C

Key Information

- Council Tax: Band A
- EPC Rating: C
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water
- Broadband: FTTP (fibre to the premises)
- Mobile signal: Good

Arrange a viewing

Jason Olley
Branch Manager
Jarrow

0191 4897431
jarrow@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

Pattinson Estate Agents are delighted to welcome to the market this immaculately presented three bedroom semi-detached house on the ever popular Hexham Avenue in Hebburn.

Situated in a sought-after residential area, this delightful home presents a superb opportunity for those seeking quality living space, complemented by a large, private rear garden and off street parking.

Natural light floods the entrance hallway of this bright and spacious property and guides you into a large open plan living space, creating a comfortable, airy lounge and separate dining area offering a view of the rear garden, as you sit around the table to host a meal and engage in conversation with family and friends. In addition, the property benefits from a large modern fitted kitchen with an abundance of wall and base units, with plentiful work surfaces and spans the full length of the property, giving floor space for a table and chairs for informal dining.

Upstairs, the first floor landing provides built-in storage and loft access. Three generous bedrooms continue the spacious feel of this property, each bedroom providing built-in storage and complimented by a modern family bathroom.

Externally, the property enjoys much sought after outdoor space, the large private enclosed lawned garden to the rear, has a paved patio, summer house/workshop, external water source and lighting. The front aspect provides parking for two vehicles, has an artificial lawn, and gated access to the rear.

Located close to an array of OFTED rated 'Outstanding' Schools, likewise walking distance to local amenities in addition to excellent transport and Metro links to surrounding area's.

Homes in this area are always popular, this lovely property will be in great demand and an early viewing is highly recommended!

Call Pattinson JARROW to arrange a viewing: 0191 4897431 or Email: jarrow@pattinson.co.uk

Council Tax Band: A

Tenure: Freehold

Price: £169,995

Property Type: Semi-detached house

USPs: Garden

Parking: Driveway

Construction materials: Brick and block

Roofing type: Clay tiles

Listed property: No

Conservation area: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTP (fibre to the premises)

Mobile signal coverage: Good

External Front

Large private enclosed wall garden complemented by cobble block paved path and double driveway set to artificial lawn, gated access to rear aspect;



Entrance/Hallway

Upvc part glazed door leading to entrance, double glazed window to front aspect, laminate flooring, gas central heating radiator, stairs to first floor;



Open Plan Lounge / Dining Room

6.50m x 3.40m (21'3" x 11'1")

Double glazed window to front aspect, gas fire with feature surround, gas central heating radiator, french doors leading to large well maintained garden;



Open Plan Lounge / Dining Room.



Open Plan Lounge / Dining Room..



Kitchen / Diner

5.46m x 3.02m (17'10" x 9'10")

A range of wall & base units with contrasting work surfaces, stainless steel sink with mixer tap over, integrated double electric oven, gas hob with extractor over, plumbing for washing machine, plumbing for dishwasher, space for fridge freezer, built in storage, gas central heating radiator, tiled flooring, dual aspect double glazed windows, Upvc part glazed door leading to large rear garden;



Kitchen / Diner.



Kitchen / Diner..



First Floor Landing

Built in storage, loft access;



Bedroom One

3.84m x 3.33m (12'7" x 10'11")

Double glazed window to front aspect, gas central heating radiator, built in storage;



Bedroom Two

3.94m x 2.01m (12'11" x 6'7")

Double glazed window to front aspect, bespoke half panel walls, gas central heating radiator, built in wardrobes;



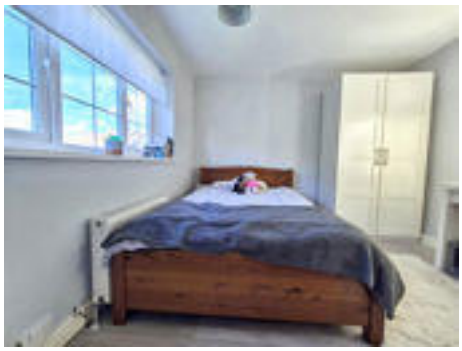
Bedroom Two.



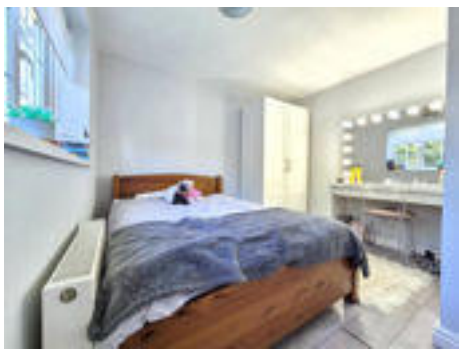
Bedroom Three

3.35m x 3.05m (10'11" x 10'0")

Double glazed window to rear aspect, gas central heating radiator, built in storage (Combi Boiler), laminate flooring;



Bedroom Three.



Family Bathroom

2.36m x 1.65m (7'8" x 5'4")

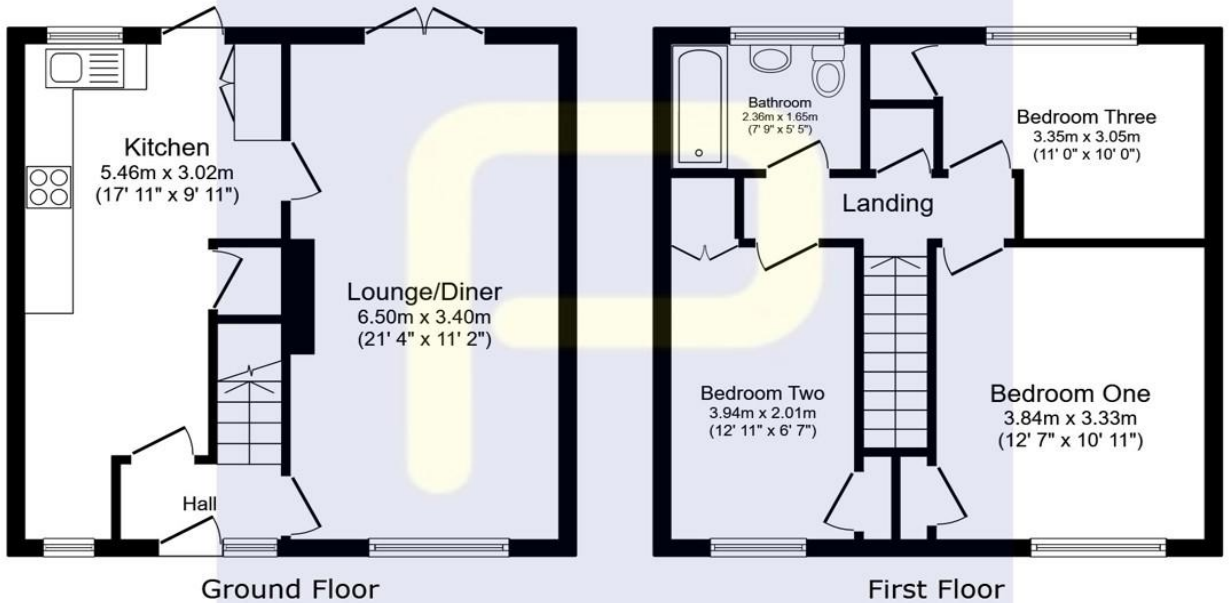
A suite comprising; Bath with electric shower over. pedestal wash hand basin, w/c, gas central heating chrome towel radiator, tiled flooring, double glazed window to rear aspect;



External Rear

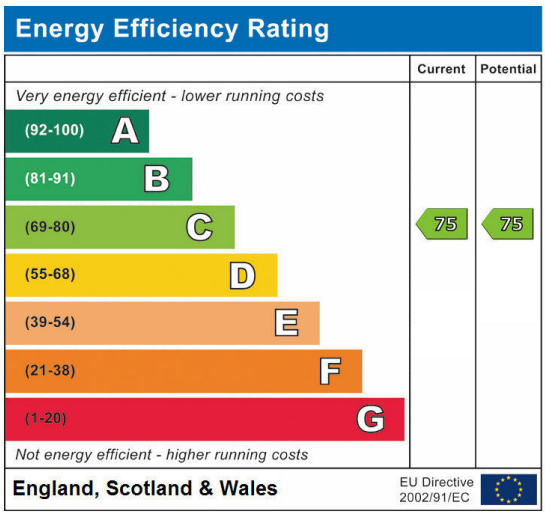
Large private enclosed lawned garden,]paved patio to rear, external water source, external lighting, summer house / workshop;





Total floor area: 84.8 sq.m. (913 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



Hexham Avenue, Hebburn, Tyne and Wear, NE31 2HN

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

67 Ellison Street, Jarrow, South Tyneside, Tyne & Wear, NE32 3JU, Tel: 0191 4897431, jarrow@pattinson.co.uk, www.pattinson.co.uk

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