



### 3 bed terraced house to buy in

Cleveland Terrace, Newbiggin-by-the-Sea,  
Northumberland, NE64 6RF

**£80,000** Starting Bid

H x 3   D x 1   B x 1

Tenure

**Freehold**

On Street parking

### Property features

- ✓ For Sale By Auction
- ✓ Terraced House
- ✓ Three Bedrooms
- ✓ Close To Sea Front
- ✓ EPC Rating D

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Mobile signal: Good

## Arrange a viewing

Garreth Young  
Branch Manager  
Ashington

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

## Description

\*\*\*FOR SALE BY AUCTION - TERRACED HOUSE - THREE BEDROOMS - CLOSE TO SEA FRONT - SPACIOUS LOUNGE - UPGRADED BATHROOM - YARD TO REAR - MUST BE VIEWED\*\*\*

Pattinson Auction offer for sale this three bedroom terraced house situated on Cleveland Terrace in the popular coastal town Newbiggin By The Sea. Situated just a short stroll from the sea front and promenade and with the local school, shops and amenities close by this is a fantastic opportunity to purchase a seaside home.

The property benefits from gas central heating (combi boiler) and Upvc double glazing throughout. As we anticipate a high level of interest, early viewings are essential to avoid disappointment.

Briefly comprising; entrance hallway, lounge, kitchen and ground floor bathroom. To the first floor three bedrooms. Externally a small town garden to the front and an enclosed yard to the rear. Parking on street.

To arrange your viewing please contact our Ashington Team who will be happy to assist.

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £80,000

Property Type: Terraced House

Parking: On Street

Construction materials: Brick and block

Roofing type: Slate tiles

Heating: Gas

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Mobile signal coverage: Good

## Entrance Hallway

Via main access door to the front, stairs to first floor, radiator.



## Lounge

5.04m x 4.85m (16'6" x 15'10")

Window to the front with fitted vertical blinds, white fireplace and hearth, two arched alcoves, understair storage cupboard, radiator.



## Lounge Additional



## Kitchen

2.95m x 2.61m (9'8" x 8'6")

Window to the rear with fitted venetian blinds, access door into the rear yard. Fitted grey wall, floor and drawer units with black worktops and white tiled splashbacks, one and a half sink and drainer with mixer tap, integrated electric oven and hob with extractor over, plumbing for washing machine, tiled flooring, radiator.



## Bathroom

2.89m x 1.34m (9'5" x 4'4")

Frosted window to the rear. Fitted white suite comprising bath with shower over and glass screen door, wash hand basin and push flush w.c, chrome heated towel rail, tiled splashbacks and flooring.



## First Floor Landing

Window to the rear.



## Bedroom One

3.38m x 2.59m (11'1" x 8'5")

Window to the front with fitted vertical blinds, radiator.



## Bedroom One Additional



## Bedroom Two

3.75m x 2.67m (12'3" x 8'9")

Window to the front with fitted vertical blinds, radiator. L-shaped.



## Bedroom Two Additional



## Bedroom Three

2.45m x 2.09m (8'0" x 6'10")

Window to the rear, radiator.



## Rear Yard

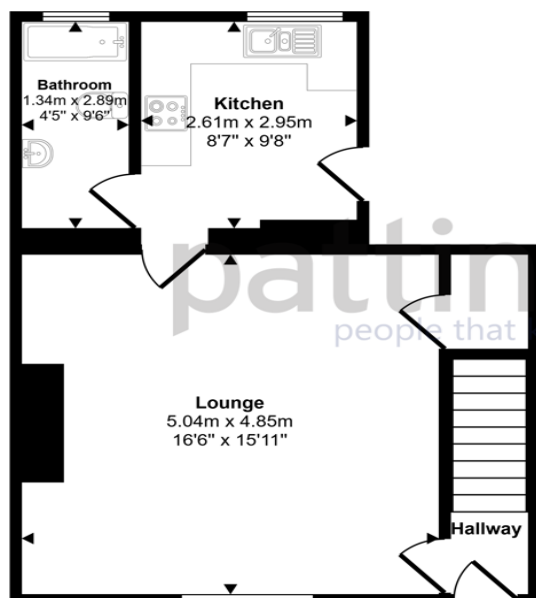
Gated access to the rear.



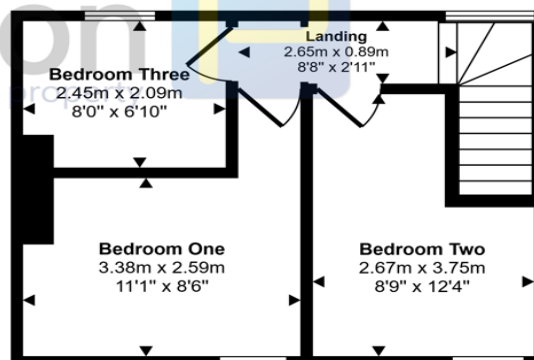
**Rear Elevation**



Approx Gross Internal Area  
73 sq m / 785 sq ft



Ground Floor  
Approx 43 sq m / 466 sq ft



First Floor  
Approx 30 sq m / 320 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

| Energy Efficiency Rating                    |         |                         |
|---------------------------------------------|---------|-------------------------|
|                                             | Current | Potential               |
| Very energy efficient - lower running costs |         |                         |
| (92-100) <b>A</b>                           |         |                         |
| (81-91) <b>B</b>                            |         | 86                      |
| (69-80) <b>C</b>                            |         |                         |
| (55-68) <b>D</b>                            | 66      |                         |
| (39-54) <b>E</b>                            |         |                         |
| (21-38) <b>F</b>                            |         |                         |
| (1-20) <b>G</b>                             |         |                         |
| Not energy efficient - higher running costs |         |                         |
| England, Scotland & Wales                   |         | EU Directive 2002/91/EC |

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

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