


## 3 bed upper flat to buy in NE22

North Ridge, Bedlington, Bedlington, Northumberland, NE22 6DF

# £89,950

x 3 x 1 x 2

Tenure

**Leasehold**

On Street parking

## Property features

- Three Bedrooms
- Two Reception Rooms
- No Chain Involved
- Well Proportioned Throughout
- 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: ADSL copper wire
- Mobile signal: Good


### Arrange a viewing

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Branch Manager
Bedlington

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- Flexible viewing slots
- Accompanied viewings

## Description

*** NO ONWARD CHAIN *** THREE GOOD-SIZED BEDROOMS *** TWO RECEPTION ROOMS *** DUAL ASPECT LIVING ROOM ***

This superb semi-detached upper flat situated in Bedlington, is a fantastic opportunity to own a generous sized property within a prime location. The flat boasts three good-sized bedrooms and two separate reception rooms, providing generous space for a family or those who enjoy the comfort of a sizeable home.

One of the main features that makes this property remarkably inviting is the excellent amount of natural light flooding in from windows on all three elevations, creating a bright and airy atmosphere throughout.

Inside, the sizeable main reception room makes for an ideal space to relax and boasts a fantastic dual aspect. The kitchen and shower room are both also a respectable size. Additionally, there is ample storage throughout the home.

Situated in the desirable location of Bedlington's West end, this property offers the perfect balance of immediate access to local amenities and an opportunity to enjoy the tranquillity of the countryside walks which are within arm's reach.

This residential sale presents an excellent opportunity, especially for those looking for a space and the benefit of vacant possession property.

Neighbouring towns such as Cramlington and Morpeth are within good proximity.

We feel the size of the property on offer cannot be truly appreciated without an internal inspection - please contact the local sales team to set-up an appointment to view.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 89

Price:  £89,950

Property Type: Upper Flat

Parking: On Street

Construction materials: Brick and block

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Source of flood: Other

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire

Mobile signal coverage: Good

## Entrance

A few step lead up to the main entrance.  A double glazed door opens into the hall.  The hall is spacious, a staircase leads to the first floor landing and an inner door opens into a large passageway which is ideal for storage and leads into the rear gardens.

## First Floor Landing

Double doors open into the reception reception room.

## Second Reception Room

*4.501m x 2.083m (14'9" x 6'10")*

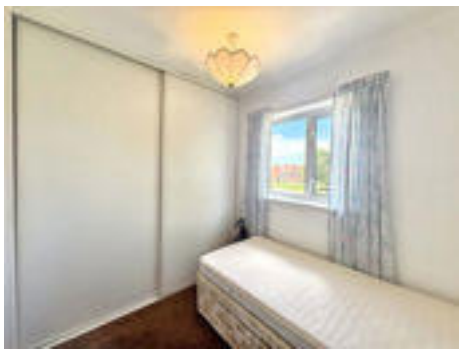
The owner occupied this room as a dining room, however it is a versatile space which can offer a multitude of other uses.  Access into a further inner hall and the third bedroom.



## Bedroom Three

*2.26m x 2.16m (7'4" x 7'1")*

Located to the front with a double glazed window, fitted wardrobes to one wall.



## Inner Hall

Useful storage cupboard with louvre doors, single central heating radiator.  Access into the main reception room, bedroom one and two, the shower room, kitchen and loft.

## Main Reception Room

*5.50m x 3.13m (18'0" x 10'3")*

This is a delightful room!  Situated to the front yet boasting a dual aspect, allowing a good amount of natural light to flood into the space. Feature fire surround with electric fire inset, double central heating radiators.



## Additional Reception Room Image



## Another Angle of Living Room



## Kitchen

*3.95m x 1.54m (12'11" x 5'0")*

Another well proportioned room. Located to the front with a double glazed window and fitted with a comprehensive range of wall and base units. Space for cooker, space and plumbing for washing machine and fridge/freezer. Floor and wall tiling, central heating radiator and storage cupboard.



## Kitchen Image



## Shower Room

*1.54m x 2.70m (5'0" x 8'10")*

A neat three piece suite comprising: walk-in shower cubicle, low level WC and pedestal wash hand basin. Complementing wall tiling, heated towel rail, double glazed window to the front and effective ceiling down-lighting.



## Another Shower Room Image



## Bedroom One

*4.076m x 2.418m (13'4" x 7'11")*

A good sized double room with wardrobes, central heating radiator and double glazed window.



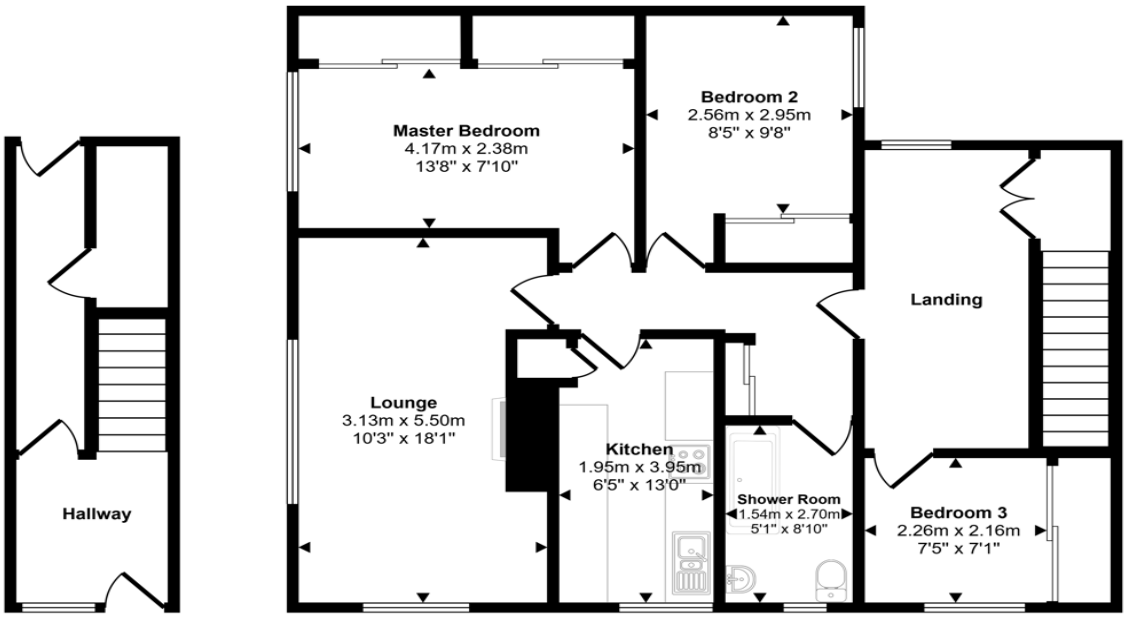
## Bedroom Two

*2.56m x 2.95m (8'4" x 9'8")*

Another decent sized room located to the rear with a double glazed window, wardrobes and central heating radiator.



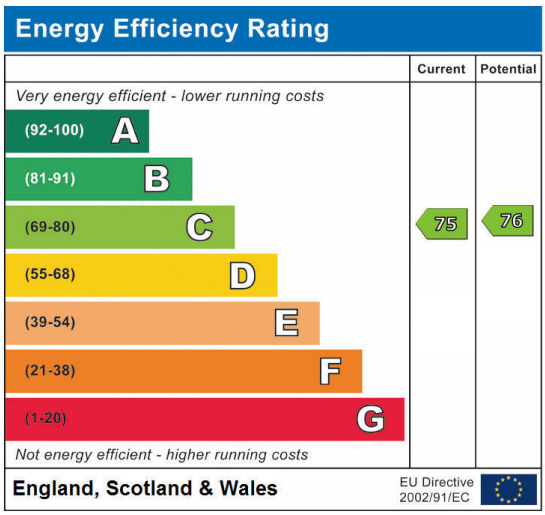
Approx Gross Internal Area
95 sq m / 1026 sq ft




Ground Floor
**Approx 13 sq m / 140 sq ft**

First Floor
**Approx 82 sq m / 887 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.




North Ridge, Bedlington, Bedlington, Northumberland, NE22 6DF

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

**17-18 Market Place, Bedlington, Northumberland, NE22 5TN, Tel: 01670 568097, bedlington@pattinson.co.uk, www.pattinson.co.uk**

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