



### 3 bed detached house to buy in

Poppy Drive, Portland Wynd, Blyth,  
Northumberland, NE24 4TP

# £259,950

🏠 x3 🚗 x2 🚻 x1

Tenure

**Freehold**

### Property features

- ✓ Detached property
- ✓ En Suite To Main Bedroom
- ✓ Three Double Bedrooms
- ✓ Garage And Driveway
- ✓ EPC Rating B

Driveway & Garage parking

Garden

## Key Information

- ✓ Council Tax: Band C
- ✓ EPC Rating: B
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: ADSL copper wire
- ✓ Mobile signal: Good

## Description

This is a delightful detached property located in the sought-after Portland Wynd area of Blyth. This modern, residential sale offering beautifully presents three generously sized bedrooms, serviced by two well-appointed bathrooms.

Upon entering this home, you're welcomed by a spacious and inviting reception room. This area is perfect for family gatherings or relaxing evenings, boasting plenty of natural light and a comfortable living space.

The bedrooms are well-proportioned and bathed in natural light, providing a tranquil oasis for rest. The two bathrooms, one being an ensuite to the master bedroom, offer modern fixtures and fittings providing an air of sleek sophistication.

The property's locality is extremely appealing. Portland Wynd is a lovely neighbourhood known for its peaceful ambience and community spirit. This comfortable home offers the perfect balance between private and public life.

This property would suit those seeking a comfortable family home that offers room to grow. An attractive blend of style, comfort and convenience, this pristine detached house is a wonderful opportunity. Enquire today to avoid disappointment.

Council Tax Band: C

Tenure: Freehold

Price: £259,950

Property Type: Detached House

USPs: Garden

Parking: Driveway & Garage

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire

Mobile signal coverage: Good

## Entrance Hallway

Central heating radiator, stairs to first floor.



## Lounge

4.36m x 3.78m (14'3" x 12'4")

Double glazed window, central heating radiator, storage cupboard.



## Kitchen

3.75m x 3.32m (12'3" x 10'10")

Fitted with a range of wall base and drawer units with complementary work surfaces, integrated appliances to include dish washer, electric oven with gas hob, fridge freezer and washing machine, Double glazed window, central heating radiator, french doors.



## Wc

Low level wc, hand wash basin, Double glazed window, central heating radiator.



## Stairs To First Floor

Double glazed window, central heating radiator, storage cupboard, loft access.



## Bedroom One

4.32m x 3.14m (14'2" x 10'3")

Double glazed window, central heating radiator, fitted wardrobes.



## En-suite

Fitted with single shower, low level wc, hand wash basin, double glazed window, central heating radiator.



## Bedroom Two

3.11m x 3.72m (10'2" x 12'2")

Double glazed window, central heating radiator, fitted wardrobes.



## Bedroom Three

3.09m x 2.81m (10'1" x 9'2")

Double glazed window, central heating radiator.



## Bathroom

2.68m x 1.68m (8'9" x 5'6")

Fitted with panelled bath, hand wash basin, low level wc, double glazed window, central heating radiator.

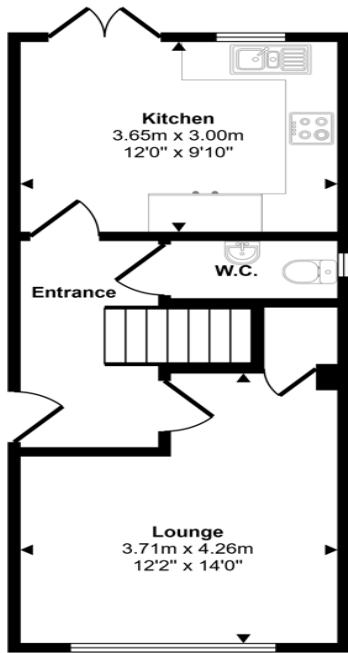


## Externally

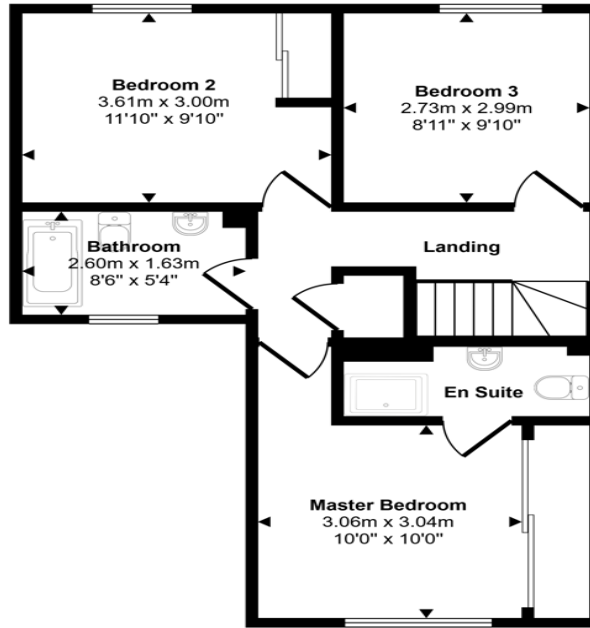
Externally to the front is block paved for off street parking, side access to the rear with low maintenance garden with fenced boundaries.



Approx Gross Internal Area  
84 sq m / 909 sq ft



Ground Floor  
Approx 35 sq m / 378 sq ft



First Floor  
Approx 49 sq m / 531 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
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		94
(81-91) <b>B</b>	82	
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

Poppy Drive, Portland Wynd, Blyth, Northumberland, NE24 4TP

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

**27-28 Tuesday Market Place, King's Lynn, Norfolk, PE30 1JJ,**  
**TBC**<http://www.norfolkpropertyauctions.com>

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