



7 Thornton Gate

East Ord, Berwick-Upon-Tweed, TD15 2NU



2 bed



1 public



1 bath

Very Well Appointed and Smartly Presented Detached Bungalow Close to Local Amenities.

Entrance Hall, Lounge, Sun Porch Kitchen, Two Double Bedrooms and Bathroom. Double Glazing. Gas Central Heating.



This detached bungalow occupies a pleasant position within this established and neatly presented cul de sac. The interior is very well presented in bright, contemporary style throughout and enjoys plenty of natural light. Externally there are neat areas of garden to the front and rear in addition to a private drive and detached garage. The location is ideal for those looking for a peaceful location which is also within easy reach of all local amenities and with good public transport links.

LOCATION

East Ord is located just over the River Tweed from England's most northerly market town of Berwick Upon Tweed. Berwick offers a wide range of shopping and recreational facilities as well as the main east coast rail line giving regular connections to Edinburgh, Newcastle and London. The Eastern coastline offers some dramatic scenery and beautiful beaches including Bamburgh, Holy Island and Seahouses all within easy reach.

ACCOMMODATION

The entrance door is located to the side of the building and opens into a light and airy hallway with good built in storage. With an outlook to the front, the kitchen is fitted with an excellent range of modern units with integral oven and hob and additional space for slot in appliances. Enjoying a similar aspect to the front, the lounge is a particularly well-proportioned room and provides ample space towards the rear for a dining table if desired. Both bedrooms are peacefully located to the rear of the bungalow with aspects over the garden. Both rooms are comfortably sized double rooms with the master benefitting from glazed double doors into the adjoining sun porch which is a lean-to extension overlooking the garden. Centrally located is the freshly presented bathroom is freshly presented with tiled walls and a white suite with shower over the bath.

MEASUREMENTS

Lounge	4.20m x 3.90m (13'9" x 12'10")
Kitchen	3.24m x 2.29m (10'8" x 7'8")
Bedroom One	4.20m x 3.95m (13'9" x 13'0")
Bedroom Two	3.06m x 2.78m (10'1" x 9'1")
Sun Porch	2.40m x 2.40m (7'11" x 7'11")

EXTERNAL

The enclosed garden to the rear enjoys good privacy and sun throughout the day; mainly laid to lawn and with a patio area to the rear of the garage.

GARAGE

A detached garage with remote controlled door lies towards the rear of the property. The lengthy driveway provides private parking for several vehicles.

SERVICES

Mains water, gas, electricity and drainage. Double glazing. Gas central heating.

COUNCIL TAX

Band C

ENERGY EFFICIENCY

Rating D

VIEWING AND HOME REPORT

To arrange a viewing or request a copy of the Home Report contact the selling agents, Hastings Property on 01573-225999-lines open until 10pm 7 days a week.

MARKETING POLICY

Offers are invited and should be submitted to the Selling Agents, Hastings Property Shop, 28 The Square, Kelso, TD5 7HH, 01573 225999, Fax 01573 229888. The seller reserves the right to sell at any time and interested parties will be expected to provide the Selling Agents with advice on the source of funds with suitable confirmation of their ability to finance the purchase.

All measurements are approximate and are taken at the widest point. Whilst these particulars have been carefully prepared, no guarantee is given as to their accuracy and they shall not form part of any contract to follow hereon.