

SIGNATURE

NORTH EAST

OFFICIALLY RATED THE NO.1 ESTATE AGENT IN THE NORTH EAST





📍 Beach Avenue, Whitley Bay NE26 1DZ

Beach Avenue, Whitley Bay NE26 1DZ

Offers Over £450,000

Signature North East welcomes you to this stunning four bedroom mid-terrace Victorian House, built 1898. Located in the desirable area of Whitley Bay, just a short stroll from the beach, park, Spanish City and the popular Park View shopping area. Whitley Bay and Monkseaton metros are nearby so commuting is simple and stress free.

Bursting with charm and character, this lovely home showcases numerous original features including marble fire surrounds, decorative cornices, corbels and restored wooden floors.

Step through the porch and welcoming hallway into a spacious living room with large bay window, featuring plantation shutters, and ornate ceiling. Further down the hall is a W.C/ cloakroom and a bright and airy kitchen/ diner, providing an excellent space for family life. Comprising traditional kitchen units which include fully integrated appliances, dishwasher, hob, eye-level oven, fridge freezer as well as a recently installed Baxi boiler. Sliding doors open onto a stunning south-facing patio area laid with Indian stone. Adjacent is a brick built garage with water and electricity supply and outside light that serves the patio area. In addition, there is a further courtyard area with space for outdoor furniture and planted borders. The ground floor is completed by a family room beautifully lit by large windows offering a welcoming setting for family and entertaining.

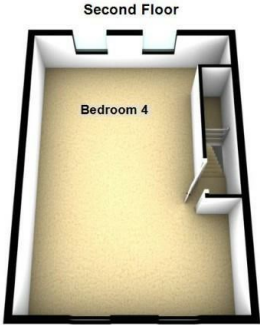
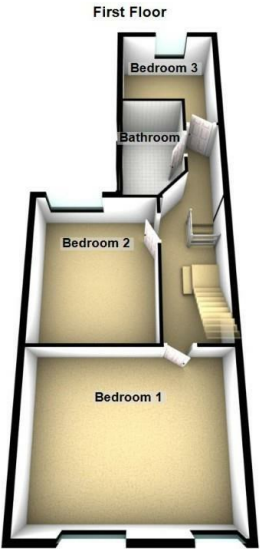
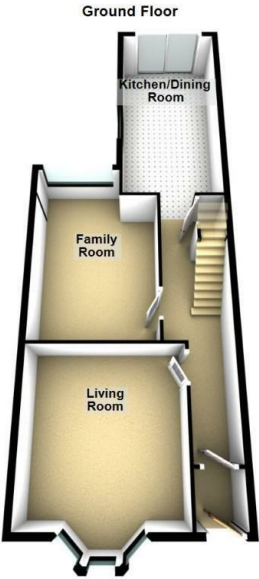
On the first floor, there are three well proportioned bedrooms; the primary bedroom complete with SHARPS fitted wardrobes and bedside tables. This beautiful room features an impressive white marble and sienna fire surround. The family bathroom offers a traditional suite with overhead spotlights, bath tub, hand basin, W.C. and separate shower. On the second floor, there is a fourth bedroom, a large, light and peaceful living space. Externally, permit parking is free for residents and visitor permits are an additional cost of £25 per year.

This property combines timeless period elegance all in a fantastic coastal location.



PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.

PROPERTY FLOORPLAN



Measurements:

Living Room
14'11" x 14'1"

Family Room
14'8" x 11'11"

Kitchen / Dining Room
20'4" x 10'0"

Bedroom One
15'0" x 18'7"

Bedroom Two
14'7" x 11'11"

Bedroom Three
11'9" x 10'0"

Bathroom
11'5" x 6'3"

Bedroom Four
25'8" x 6'6"

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		





More 5 Star Customer Reviews than any other Agent based in the North East on [allAgents.co.uk](https://allagents.co.uk)



SALES

LETTINGS

FINANCE

LAW

WE COVER THE WHOLE OF THE NORTH EAST

Whitley Bay
0191 251 3344

Cramlington
01670 897 213

Tynemouth
0191 296 6689

Morpeth
01670 513 966

Ponteland
01661 820 082

Wallsend
0191 432 4151

Alnwick
01665 511 800

Heaton
0191 432 4275

Forest Hall
0191 266 9966

Other locations
0191 640 3523

Newcastle
0191 640 2284

Durham
0191 303 8252

Gosforth
0191 640 3523

Sunderland
0191 543 6390

Whickham
0191 432 5102

Gateshead
0191 432 4294

Jesmond
0191 281 1037

Killingworth
0191 640 3602

Ryton
0191 413 9845

Head Office &
Lettings
0191 253 4815

*Highest recommended 5-star reviews than any other Estate Agent based in the North East on [allAgents.co.uk](https://allagents.co.uk) - The UK's Largest Customer Review Website for the Property Industry & Awarded Best Estate Agency 2018 & 2019 - North East England by SME News