


# SIGNATURE

## NORTH EAST

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 Yeavinger Way, Blyth NE24 4SU



# Yeavinger Way, Blyth NE24 4SU

**Asking Price**  
**£115,500**

Signature North East welcomes to the market this charming 3-bedroom semi-detached house located on Yeavinger Way, in the coastal town of Blyth. Situated in a peaceful neighbourhood. Located at the end of a cul-de-sac with views of Blyth Golf Course and a short drive to Blyth Academy, Chase Farm Park and Isabella Heap Park, this property is in a desirable, tranquil location making it appealing to young families. Conveniently located within reach of all amenities, it ensures easy access to everything you need.

This property is part of the Discounted Market Value (DMV) Government Scheme.

Spanning over three levels, this property offers a modern feel. The ground floor provides access to the ample living room as you step through the hallway, a spacious room filled with natural light where you can accommodate all your desired furniture. The open-plan kitchen/diner offers seamless meal prep and serving, featuring a plethora of wall and base units and an integrated dishwasher. This floor is completed with a WC.

On the second floor, there are two generous double bedrooms and a family bathroom complete with a bathtub, hand basin, and WC. The third floor houses another spacious bedroom capable of fitting a king-size bed.

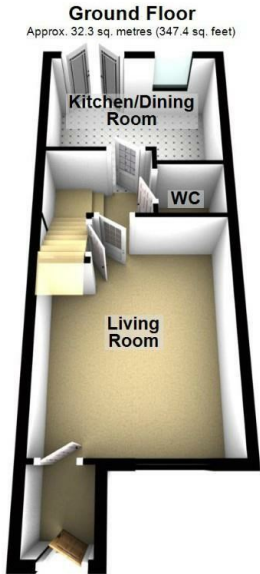
Outside, this property boasts a cute, ample back garden accessed via the dining area. The garden is divided into a patio and a grass area. For parking arrangements, there is a parking space plus visitor parking in front of the property.

Don't miss the opportunity to own this lovely home in Blyth. Book a viewing today and envision yourself living in this comfortable and inviting space on Yeavinger Way.



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

# PROPERTY FLOORPLAN



Total area: approx. 90.8 sq. metres (977.5 sq. feet)  
Please be advised the floorplans are not drawn to scale and are to be used to give an idea of the layout of the property.  
Plan produced using PlanUp.

## Measurements:

- Living Room  
14'7" x 11'10"
- Kitchen / Dining Room  
11'10" x 8'9"
- WC  
4'5" x 3'7"
- Bedroom One  
25'6" x 11'10"
- Bedroom Two  
11'10" x 10'5"
- Bedroom Three  
11'11" x 8'9"
- Bathroom  
7'10" x 5'6"

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		94
(81-91) B	83	
(69-80) C		
(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		









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