SIGNATURE

NORTH EAST

CREATING MOVES, BUILDING RELATIONSHIPS,

Exceeding Expectations



FOR SALE

Green Square

WHITLEY BAY, NE25 9SJ

OFFERS OVER

£325,000

2 BEDROOMS · 1 BATHROOMS · 1 RECEPTIONS

WEARESIGNATURE.CO.UK

THE PROPERTY

Green Square

OFFERS OVER £325,000 · FREEHOLD

Signature North East is delighted to welcome to the market this well-presented two double bedroom bungalow, offered with no upper chain and tucked away within a quiet cul-de-sac. Perfectly suited to buyers of all ages, this home enjoys a convenient location close to Monkseaton Village, where a range of local shops, cafés and everyday amenities can be found. West Monkseaton Metro Station is just a five-minute walk away, providing excellent transport links, while Whitley Bay's beautiful coastline, beach and vibrant town centre are only a short journey from the property.

Entering via the side entrance, you are welcomed into a hallway with useful storage and access to the loft. Attractive wood-effect flooring flows throughout the main living areas. The generous living room benefits from a large bow window and offers ample space for two sofas and an armchair, creating an ideal setting for relaxing. The kitchen diner, renovated in 2025, boasts dual-aspect windows, an excellent range of attractive wall and base units, space for appliances and plenty of room for a dining table.

The property offers two well-proportioned double bedrooms. The principal bedroom enjoys built-in wardrobes and French doors leading directly onto a decked seating area, creating a lovely connection to the garden. Bedroom two overlooks the front of the property and provides generous space for additional furnishings. Completing the accommodation is a spacious wet room with built-in storage, wash hand basin and WC, offering the flexibility to be reconfigured to include either a large bathtub or a walk-in shower if desired.

Externally, the property continues to impress with a private driveway providing off-street parking for one vehicle and an easy-to-maintain front garden. To the rear is a delightful south-facing garden, enjoying sunshine throughout the day, featuring a decked seating area directly outside the French doors, paved sections and established planting beds and mature trees.





KEY FEATURES

- No Onward chain suitable
- Two double bedroom bungalow situated in a quiet cul-de-sac.
- Sought-after location close to Monkseaton Village, West Monkseaton Metro Station & Whitley Bay's coastline.
- Spacious living room with a large bow window & a modern kitchen diner, renovated in 2025.
- Principal bedroom with built-in wardrobes & French doors opening onto the rear decked seating area.
- Generous wet room with built-in storage, offering potential to reconfigure to suit individual needs.
- South-facing rear garden with decked seating area, mature planting & a private driveway providing off-street parking.

- Council Tax Band C
- EPC Rating C









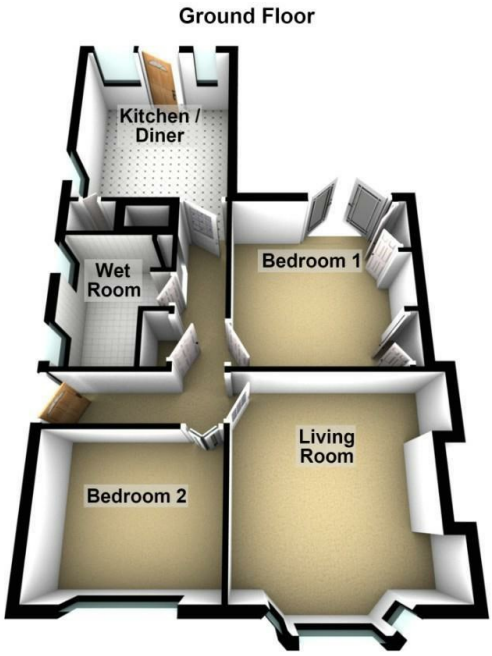


ACCOMMODATION

Room Dimensions

Living Room	3.79 x 3.73 (12'5" x 12'2")
Kitchen / Diner	3.73 x 3.05 (12'2" x 10'0")
Bedroom One	3.19 x 3.41 (10'5" x 11'2")
Bedroom Two	2.71 x 3.05 (8'10" x 10'0")
Wet Room	1.68 x 2.65 (5'6" x 8'8")

FLOOR PLAN



Total area: approx. 59.6 sq. metres (641.8 sq. feet)

CREATING MOVES, BUILDING RELATIONSHIPS,
Exceeding Expectations
WEARESIGNATURE.CO.UK · OPEN 24/7
SIGNATURE
NORTH EAST

These particulars are a guide only and do not form part of any offer or contract. Measurements are approximate. Signature North East Limited · Company No. 08183094 · Member of The Property Ombudsman.