

RICKARD

CHARTERED SURVEYORS & ESTATE AGENTS

5 BREAMISH COURT ASHINGTON NORTHUMBERLAND NE63 0SJ



- LOVELY AND MODERN
- TWO BEDROOMS
- NO ONWARD CHAIN



- BUNGALOW
- GARAGE AND GARDENS
- EPC RATING B

Offers Over £147,000

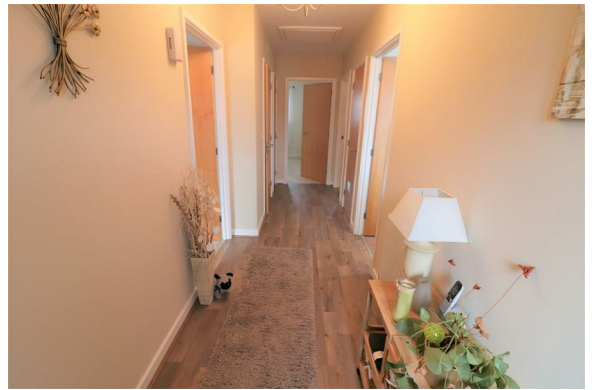
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****RARE OPPORTUNITY TO PURCHASE A MODERN HOME**** a two bedroom bungalow, has been finished to a good standard with modern fitments. The property is perfectly positioned for all local amenities and excellent transport links. The property is located in a modern residential area. Benefits from gas central heating, double glazing and off street parking for two cars. Being sold with no ONWARD CHAIN. Comprises of wide and spacious entrance hall, light and spacious lounge with double glazed French doors, modern kitchen with an excellent range of units, two bedrooms, wet room, garden and drive to the front, enclosed garden to the rear, garage and drive to the rear with door through to the garden. Early internal inspection highly recommended.

GROUND FLOOR

RECEPTION HALL

Entered via a double glazed door, wide and spacious hall with a radiator, two storage cupboards, laminate flooring.



LOUNGE

10'6 x 16' (3.20m x 4.88m)

Double glazed French doors to the rear, radiator, contemporary surround with fan assisted pebble effect fire.



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KITCHEN DINER

11' x 14'9 (3.35m x 4.50m)

Double glazed window, radiator, excellent range of high gloss wall, drawer and base units with complementing work tops, four ring gas hob with extractor above, eye level electric oven, sink with drainer and mixer tap, laminate flooring, downlights to the ceiling.



BEDROOM ONE

11'5 x 12'8 (3.48m x 3.86m)

Double glazed window, radiator.



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BEDROOM TWO

7'8 x 10'9 (2.34m x 3.28m)

Double glazed window, radiator.



WET ROOM

Walk in shower with waterfall shower fitment, low level wc, wash hand basin, tiled splash back, radiator.



EXTERNALLY

FRONT

Drive and lawned garden to the front.



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REAR

Enclosed lawned garden to the rear, laid to lawn mainly, paved patio area, steps up to the garage door.



SINGLE CAR GARAGE

Garage to the side with up and over door, power and lighting, drive.



MORTGAGES

Why not make an appointment to speak to our Independent Mortgage Adviser?

PLEASE NOTE:

Your home may be repossessed if you do not keep up repayments on your mortgage.

Oracle Financial Planning Limited will Pay Rickard 1936 Ltd a referral fee on completion of any mortgage application

VIEWING

BY APPOINTMENT WITH OUR ASHINGTON OFFICE (01670) 812145/ashington@rickard.uk.com

FILE NUMBER


PLEASE QUOTE REFERENCE NO: 5977a


MORTGAGE

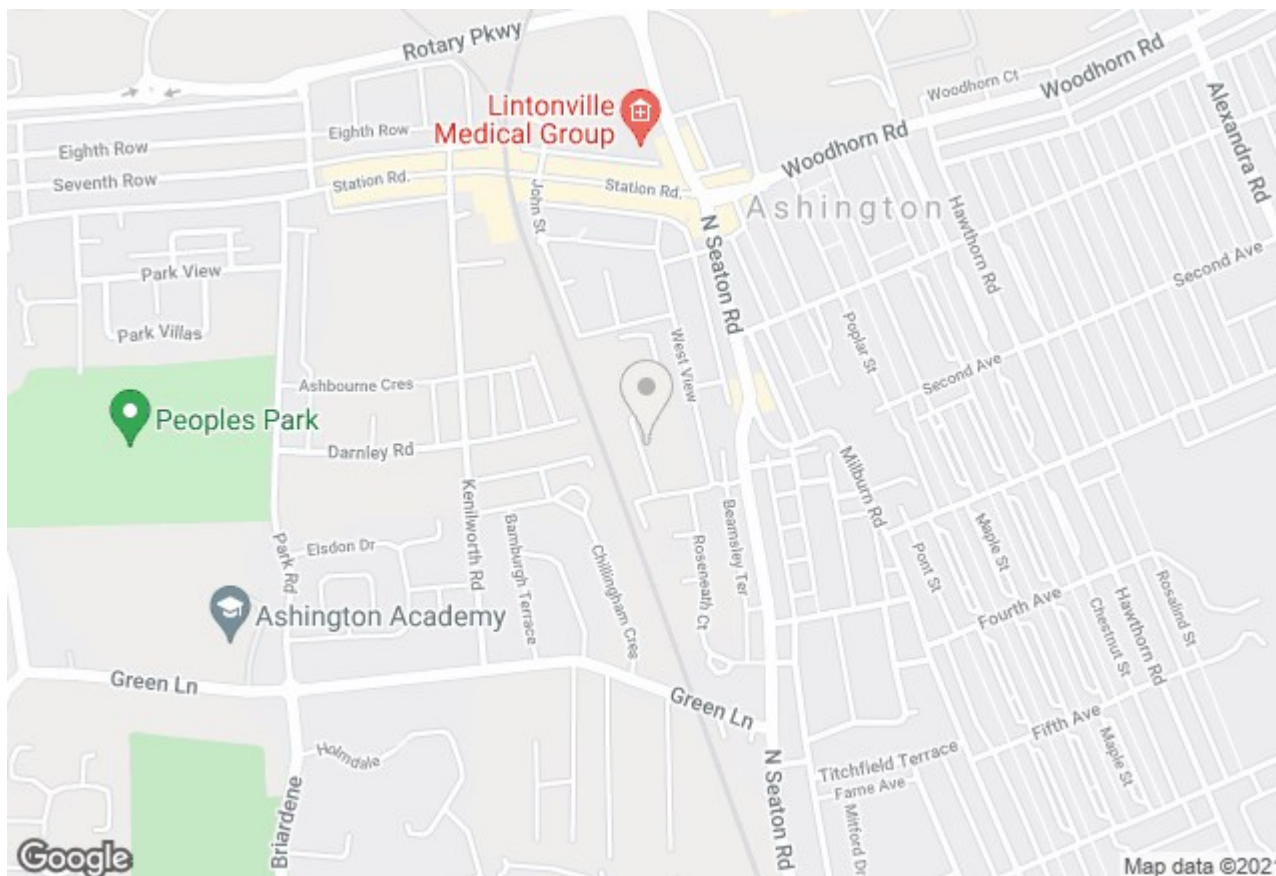
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		96
(81-91) B	83	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC 	



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