

# RICKARD

CHARTERED SURVEYORS & ESTATE AGENTS

**19 BOLSOVER STREET ASHINGTON NE63 0HA**



- THREE BEDROOMS
- COUNCIL TAX BAND A
- EPC RATING TBC

- SPACIOUS MID TERRACE HOUSE
- FREEHOLD
- MAINS GCH/ELECTRIC/WATER,DRAINAGE & SEWERAGE

**Price £145,000**

# 19 BOLSOVER STREET ASHINGTON NE63 0HA

Welcome to this terraced house located on Bolsover Street in Ashington. This spacious home boasts three well-proportioned bedrooms, making it an ideal choice for families or those seeking extra space. The property features a comfortable reception room, perfect for relaxing or entertaining guests.

The house includes both a shower room and a separate bathroom, providing convenience for busy mornings or unwinding after a long day. The layout is designed to maximise space and comfort, ensuring that every corner of the home is utilised effectively.

One of the standout features of this property is the off-street parking available in the rear yard, offering a practical solution for vehicle storage and ease of access.

Situated in a location that is ideally placed for local amenities, this home provides a perfect balance. Whether you are looking to enjoy the nearby parks or take advantage of local shops and services, this property is well-positioned to meet your needs.

In summary, this terraced house on Bolsover Street is a delightful opportunity for anyone seeking a spacious and conveniently located home in Ashington. Don't miss the chance to make this lovely property your own.

## GROUND FLOOR

### HALLWAY

Entered via a double glazed door, radiator, laminate flooring.



### LOUNGE

14'2 x 13'10 (4.32m x 4.22m)

Double glazed window, radiator, coving, log burning stove sat on a tiled hearth with a chunky mantle above.



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## KITCHEN

17'3 x 14'9 (5.26m x 4.50m)

Double glazed window, radiator, range of wall, base and drawer units with work tops, tiled splash back, sink with drainer and mixer tap, space for a cooker, laminate flooring.



## LOBBY

Laminate flooring, double glazed door to the rear.

## BATHROOM

7'8 x 8'5 (2.34m x 2.57m)

Double glazed window, low level wc, wash hand basin, radiator, storage cupboard housing the combi boiler.



## FIRST FLOOR LANDING

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## BEDROOM ONE

11'10 x 11'3 (3.61m x 3.43m)

Double glazed window, radiator, coving.



## EN-SUITE

8'5 x 5'5 (2.57m x 1.65m)

Double glazed window, shower cubicle, low level wc, wash hand basin, heated towel rail, tiled floor and walls.



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## BEDROOM TWO

9'1 x 13'2 (2.74m\*0.30m x 4.01m)

Double glazed window, radiator, storage cupboard.



## BEDROOM THREE

9'2 x 7'11 (2.79m x 2.41m)

Double glazed window, radiator.



## EXTERNALLY

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## FRONT

Garden to the front



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## REAR

Yard to the rear with an electric roller door providing off street parking, outside storage room.



## TENURE:

WE UNDERSTAND THE PROPERTY IS FREEHOLD. HOWEVER, WE ARE NOT QUALIFIED TO VERIFY THE TENURE ON ANY PROPERTY AND YOUR SOLICITOR SHOULD BE CONSULTED REGARDING THIS.

## 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.

McKenzie Financial Services Ltd will Pay Rickard 1936 Ltd a referral fee on completion of any mortgage application

## STANDARD INFORMATION

These particulars are produced in good faith, and are set out as a general guide only, they do not constitute part or all of an offer or contract.

The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. No apparatus, equipment, fixtures, fittings or services have been tested and it is the buyer's responsibility to seek confirmation as to the working condition of any appliances.

Fixtures and fittings that are specifically mentioned in these particulars are included in the sale, all others in the property are specifically excluded.

Photographs are produced for general information and it must not be inferred that any item is included for sale within the property.

## MATERIAL INFORMATION ASHINGTON

Material information is no substitute for professional advice, and consumers should be aware that the information collected may not accurately reflect the full extent of the property condition which would be covered through a home survey.

Efforts have been made to ascertain as much information as possible with regards to material information but this information is not exhaustive and cannot be fully relied upon, purchasers will need to seek further clarification from their legal advisor.

Electricity Supply - Mains

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Water Supply - Mains  
Sewerage Supply - Mains  
Heating - Mains GCH  
Broadband - Available - Including Ultrafast broadband. (Ofcom Broadband checker Feb 2026)

Flood Risk - River and Sea - Low Risk

Planning Permission - There are currently no planning permission for 19 Bolsover  
<https://publicaccess.northumberland.gov.uk/online-applications/simpleSearchResults.do?action=firstPage>

Coalfield & Mining Areas - The Coal Authority indicate that this property is located on coalfield. Your legal advisor will be able to advise you of any implications of this.

There has been no failed transactions on the property, please contact us should you wish further information.



## MORTGAGE

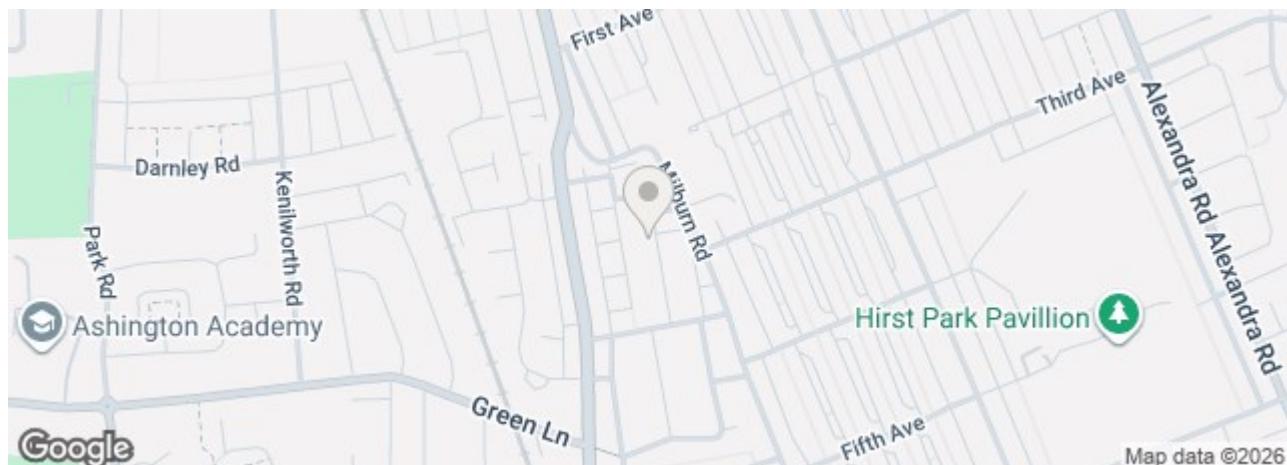
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## Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
<b>(92 plus) A</b>		
<b>(81-91) B</b>		
<b>(69-80) C</b>		
<b>(55-68) D</b>		
<b>(39-54) E</b>		
<b>(21-38) F</b>		



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