



### 3 bed semi-detached house to buy in NE24

Hall Green, Cowpen, Blyth,  
Northumberland, NE24 5PW

**£127,500**

🛏 x3 🪑 x1 🚗 x2

Tenure

**Freehold**

### Property features

- ✓ Semi Detached
- ✓ Three Bedrooms
- ✓ Two Reception Rooms
- ✓ Gardens Front And Rear
- ✓ EPC Rating D

Off Street parking

Garden

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: ADSL copper wire
- ✓ Mobile signal: Good

## Description

We are pleased to introduce to the market this charming semi-detached house situated in the delightful neighbourhood of Blyth. Currently offered for residential sale, this property provides the perfect home for families, couples, or working professionals alike.

The property boasts three well-appointed bedrooms, each providing a peaceful retreat that can be tailored to your personal preference. With generous proportions, they are perfect for rest, relaxation, and the storage of personal items.

The living accommodation includes two well-sized reception rooms, which are light, airy, and versatile. Ideal for both relaxing and entertaining, it forms the heart of the home and provides a welcoming space for residents and guests.

The property also benefits from a modern, fully fitted bathroom, offering both style and practicality. With a focus on cleanliness and relaxation, it provides a tranquil oasis where you can unwind after a long day.

Conveniently located in Blyth, potential residents can enjoy a host of local amenities. With a fantastic balance between town convenience and peaceful living, this home allows you to experience the best of both worlds.

Do not miss out on this rare opportunity to acquire a unique residential property in a sought-after location. We recommend an early viewing to appreciate the potential of this wonderful home. Please contact Pattinson Estate Agents for further information or to schedule a viewing at your earliest convenience.

Council Tax Band: A

Tenure: Freehold

Price: £127,500

Property Type: Semi-detached house

USPs: Garden

Parking: Off Street

Construction materials: Brick and block

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire

Mobile signal coverage: Good

## Entrance Hallway

Double glazed window, stairs to first floor.



## Lounge

3.83m x 3.83m (12'6" x 12'6")

Double glazed window, central heating radiator, open to dining room.



## Dining Room

2.80m x 2.60m (9'2" x 8'6")

Double glazed french doors, central heating radiator, open to lounge.



## Kitchen

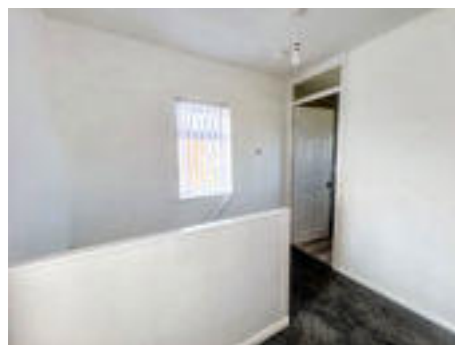
3.10m x 2.78m (10'2" x 9'1")

Fitted with a range of wall drawer and base units with complementary work surfaces, sink with drainer and mixer tap, plumbed for washing machine, integral electric oven and hob with extractor, storage cupboard. Double glazed window, central heating radiator.



## Stairs To First Floor

Double glazed window, storage cupboard.



## Bedroom One

3.32m x 3.22m (10'10" x 10'6")

Double glazed window, central heating radiator, fitted wardrobes.



## Bedroom Two

3.85m x 2.61m (12'7" x 8'6")

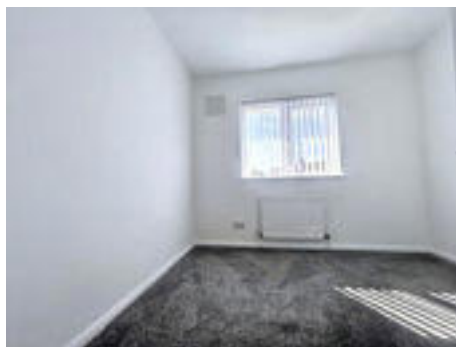
Double glazed window, central heating radiator, fitted wardrobes.



## Bedroom Three

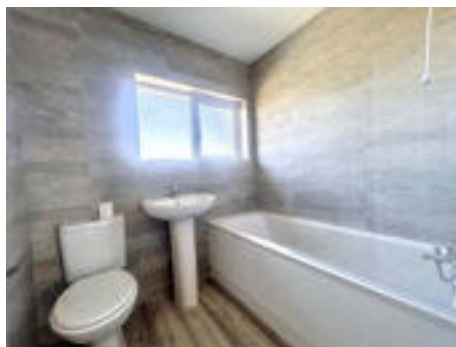
2.75m x 2.45m (9'0" x 8'0")

Double glazed window, central heating radiator, storage cupboard.



## Bathroom

Fitted with panelled bath with shower over, hand wash basin, low level WC, double glazed frosted window, central heating radiator.




## Externally

Off street parking to the front, side access to the rear leading to a generous garden mainly laid to lawn.





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		87
(69-80) <b>C</b>		
(55-68) <b>D</b>	64	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC 

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Contact your local branch today for more information on this property:  
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