



3 bed bungalow to buy in NE34

Holmfield Avenue, Harton Village, South Shields, Tyne and Wear, NE34 6LU

£550,000 Offers Over

 x 3  x 1  x 2

Tenure

Freehold

Driveway parking

Property features

- ✓ THREE BEDROOM DETACHED BUNGALOW
- ✓ GAS CENTRAL HEATING AND DOUBLE GLAZED
- ✓ GREAT LOCATION AND AMENITIES
- ✓ EARLY VIEWING IS ESSENTIAL
- ✓ EPC Rating C

Key Information

- ✓ Council Tax: Band E
- ✓ EPC Rating: C
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Mobile signal: Good

Description

| THREE BEDROOM | DETACHED BUNGALOW | GAS CENTRAL HEATING | DOUBLE GLAZED | AMPLE PARKING AND SINGLE GARAGE | 360 DEGREE TOUR |

We are delighted to offer to the market this beautifully presented three bedroom, two reception room detached bungalow, tucked away in the heart of Harton Village. Benefiting from gas central heating and double glazing, the property has the added benefit of a single garage of ample parking as well as an exceptionally large well kept and maintained garden. Standing a credit to the current owner the property is unique and in person viewing is essential..

Comprising briefly :- Composite door to the entrance lobby with double doors to the hallway. Doors to the kitchen/diner and dining room/. Doors to the utility room with cloak room w.c. and door to the internal hallway. Bedroom two and family bathroom leads from the hallway while from the kitchen diner leads the double glazed conservatory with a lounge leading from the dining room. The master bedroom is accessed from the lounge.

Externally a large garden set to lawn with well stocked borders and fruit trees. Patio area lead from the conservatory and from the master bedroom. To the front of the property ample off street parking with a single garage.

Early viewing is essential to avoid disappointment...

Council Tax Band: E

Tenure: Freehold

Price: Offers Over £550,000

Property Type: Bungalow

Parking: Driveway, Driveway & Garage

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: Yes

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

Mobile signal coverage: Good

Entrance

Composite door to the entrance lobby with vaulted ceiling and double doors to the hallway. Doors leading to the kitchen/diner. Dining room and utility room. Door to the internal hallway.

Dining room

Double glazed window to the front and central heating radiator. Beautiful vaulted ceilings and feature fire surround with gas real flame fire. Step down to the the lounge.



Bar area

Lounge

Sliding doors to the patio and central heating radiator. Log burning stove with oak mantle. French doors to the garden. Door to the master bedroom.



Kitchen/diner

Fitted with a range of wall and base units with roll top work surfaces, one and a half bowl sink unit with mixer tap and splash back tiling. Electric oven and ceramic hob with extractor hood. Plumbed for dishwasher.



Conservatory

Double glazed conservatory with French doors to the patio.



Master bedroom

Double glazed window to the side and French doors to the patio, central heating radiator and fitted wardrobes.



Bedroom Two

Double glazed window, central heating radiator and fitted wardrobes.



Bedroom Three

Double glazed window to the side and central heating radiator.



Utility room

Plumbed for automatic washing machine and leading to the cloak room.



Cloak room

Comprising low level w.c and wash basin.



Bathroom

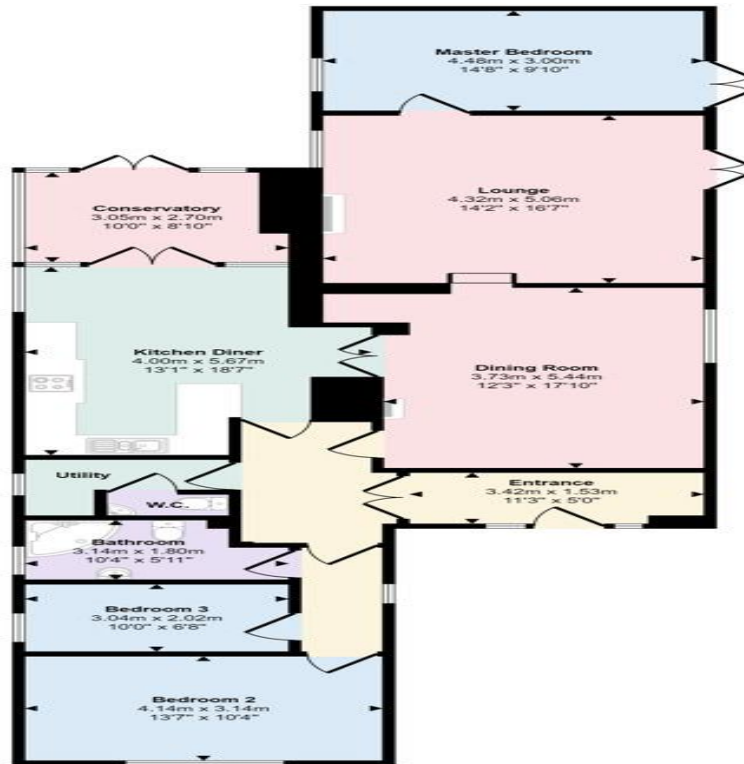
Comprising low level w.c., corner bath and pedestal wash basin. Double glazed window to the side and central heating radiator.

External

Well placed on a large plot with gardens set to lawn with well stocked border and fruit trees. Patio areas and ample parking.



Approx Gross Internal Area
135 sq m / 1456 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bedroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		83
(69-80) C	69	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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

7 Bath Road, Hounslow, Middlesex, TW5 9AX, Tel: 02085772777, <https://www.lmark.co.uk/>

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