



26 Baxter Place , Seaton Delaval NE25 0AP

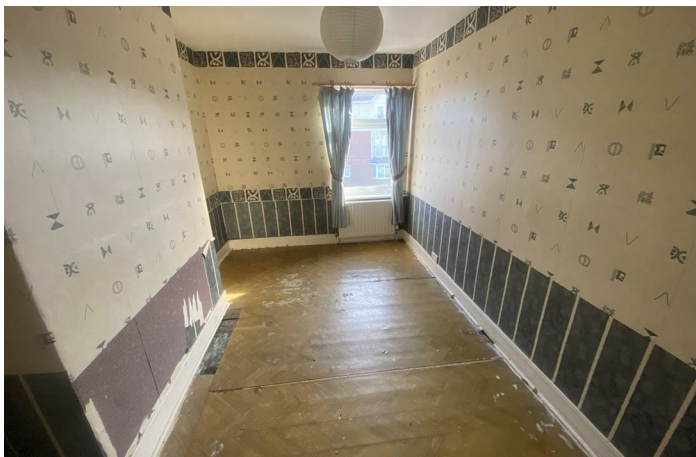
- End Terraced House
 - Kitchen
 - Bathroom/w.c.
 - Gas Central Heating
- Requires Modernisation
- 16'0 Lounge
- Two Bedrooms
- Upvc Double Glazing
- Centrally located
- No Upper Chain

£112,500





Situated in the heart of Seaton Delaval is this two bedroomed end terraced house. Seaton Delaval benefits from local shops, new state of the art school and recently opened train station with trains to Newcastle City Centre. The accommodation on offer briefly comprises Entrance Lobby, 16'0 Living Room, Kitchen with door to rear, Bathroom/w.c. To the first floor there are two bedrooms. Externally there is a walled garden to the front and to the rear is a brick built storage shed. Although this property does require modernisation it has gas central heating, upvc double glazing and new composite front and rear door. The property is being sold with no upper chain.



Entrance Lobby

Lounge

16'9 x 15'6

Kitchen

12'8 x 10'10

Bathroom

6'10 x 5'3

Bedroom 1

15'10 x 8'5

Bedroom 2

12'9 x 8'0

Disclaimer

DISCLAIMER:

ML Estates Ltd endeavour to maintain accurate descriptions of properties in Virtual Tours, Brochures, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.


All rooms have been measured with electronic laser and are approximate measurements only. None of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order.


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The Tenure of the property should be clarified by your legal representative prior to exchange of contracts



Local Authority Northumberland County Council
Council Tax Band A
EPC Rating
Tenure Freehold

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(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			
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Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		



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