



## 3 bed semi-detached house to buy in NE62

Church Avenue, West Sleekburn,  
Choppington, Northumberland, NE62 5XG

# £60,000

🏠 x3 🪑 x1 🚿 x1

Tenure

**Freehold**

## Property features

- ✓ Semi Detached Property
- ✓ Three Bedrooms
- ✓ Gardens Front And Rear
- ✓ Updating Required
- ✓ EPC Rating D

On 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

\*\*\* SEMI-DETACHED HOUSE - THREE BEDROOM - IN NEED OF EXTENSIVE REFURBISHMENT - GARDENS FRONT & REAR - NO UPPER CHAIN - MUST VIEW \*\*\*

Pattinson welcome to the market this three bedroom semi detached house situated on Church Avenue in West Sleekburn on the outskirts of Stakeford. Located close to local amenities, schools, shops with good road links and ample bus routes.

The property briefly comprises of an entrance hall, lounge, kitchen and bathroom. To the first floor there are three bedrooms. Externally there is garden to front and a large garden to the rear.

The property is in need of refurbishment and viewings are recommended.

Council Tax Band: A

Tenure: Freehold

Price: £60,000

Property Type: Semi-detached house

USPs: Garden, Requires work

Parking: On Street

Construction materials: Brick and block

Roofing type: Asphalt shingles

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

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire

Mobile signal coverage: Good

## Entrance Lobby

Stairs to first floor.

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## Lounge

4.60m x 4.23m (15'1" x 13'10")

Double glazed window.

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## Kitchen

5.22m x 2.03m (17'1" x 6'7")

Fitted with wall drawer and base units with complementary work surfaces, sink with drainer and mixer tap, double glazed window, plumbed for washing machine, central heating radiator.

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## Bathroom

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

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## Stairs To First Floor



## Bedroom One

4.19m x 3.01m (13'8" x 9'10")

Double glazed window.

## Bedroom Two

3.54m x 2.57m (11'7" x 8'5")

Double glazed window.



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## Bedroom Three

2.50m x 2.29m (8'2" x 7'6")

Double glazed window,





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		81
(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 

Church Avenue, West Sleekburn, Choppington, Northumberland, NE62 5XG

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

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