



## 2 bed apartment to buy in NE24

Edendale Avenue, Blyth, Blyth,  
Northumberland, NE24 5HS

**£80,000**

🏠 x2 🚗 x1 🚚 x1

Tenure

**Leasehold**

Allocated parking

## Property features

- ✓ First Floor Apartment
- ✓ Two Bedrooms
- ✓ Gas Central Heating
- ✓ Allocated Parking
- ✓ EPC Rating B

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: B
- ✓ Heating supply: Gas

## Description

\*\*\* FIRST FLOOR APARTMENT \*\*\* WELL PRESENTED \*\*\* TENANT IN SITU \*\*\*

A well presented first floor apartment set within The Beeches on Edendale Avenue. Perfectly placed for extremely good access to local supermarkets, schools, the A189.

Accessed via a communal entrance hall, open plan living room and fitted kitchen, two decent sized bedrooms and a three piece suite bathroom. Outside there is an allocated parking bay. Leasehold and with gas central heating.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 108

Annual Ground Rent Amount: £125.00

Annual Service Charge Amount: £923.00

Price: First Floor Apartment £80,000

Property Type: Apartment

Parking: Allocated

Heating: Gas

## Communal Entrance

Stairs to first floor.

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## Entrance to Apartment

Hallway, central heating radiator.

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## Lounge

5.40m x 4.00m (17'8" x 13'1")

Open plan to the kitchen. Double glazed window. Central heating radiator.



## Kitchen

The kitchen area is fitted with a range of wall and base units with complementing work surfaces and a sink unit with taps and drainer board. Built in electric hob, electric oven and extractor hood. Plumbing for washing machine and a built in fridge/freezer.



## Bedroom One

3.40m x 3.20m (11'1" x 10'5")

A double room with central heating radiator and double glazed window to the side elevation.



## Bedroom Two

3.70m x 2.30m (12'1" x 7'6")

Double glazed window. Central heating radiator.



## Bathroom Wc

A white three piece comprising: bath with shower over, low level WC and pedestal wash hand basin, partial wall tiling.




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## Externally

Allocated parking bay.



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>	82	82
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(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:

**79 Victoria Road East, Thornton-Cleveleys, Lancashire, FY5 5BU, [www.seea.co.uk/index.php](http://www.seea.co.uk/index.php)**

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