

SIGNATURE

NORTH EAST

OFFICIALLY RATED THE NO.1 ESTATE AGENT IN THE NORTH EAST





📍 Sheepwash Bank, Choppington NE62 5LY

Sheepwash Bank, Choppington NE62 5LY

Asking Price
£195,000

Signature North East are delighted to welcome this charming three-bedroom end terraced property to the market, ideally located in Choppington. Set in a great location, the home is just a five-minute walk to the River Wansbeck and a short drive to Cresswell Beach. Local shops and eateries are within walking distance, and the property also benefits from easy access to nearby transport links, making it ideal for a range of buyers.

Upon entering, you are welcomed into a bright and spacious living room, offering ample space for a variety of furnishings. A fireplace with exposed brickwork creates a cosy focal point. The living room flows seamlessly into the kitchen/diner, a versatile space that can accommodate a dining table as well as a central island with room for stools, ideal for casual dining. The kitchen itself provides ample storage through attractive wall and base units and includes integrated appliances such as a fridge freezer and oven. From here, there is access to the basement level utility room, complete with a convenient W.C and access to the rear garden.

Continuing to the first floor, you will find two bedrooms, both capable of comfortably accommodating a double bed along with additional furnishings. Each room also benefits from built-in cupboards for extra storage. Completing this floor is the bathroom, fitted with a bathtub with overhead shower, hand basin and W.C. On the second floor, bedroom three offers a private retreat, featuring sliding door fitted wardrobes, additional storage available behind the room, and its own en-suite.

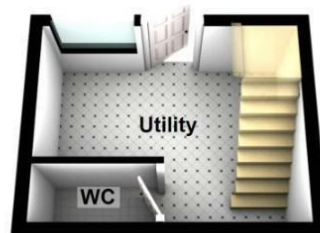
Externally, the property boasts a charming garden with a generous patio area, perfect for outdoor furniture and entertaining. A detached single garage provides further practicality, while off-road parking is available to the side of the property. Additional parking is also available at the front of the property without the need for a permit, offering added convenience for homeowners and visitors alike.



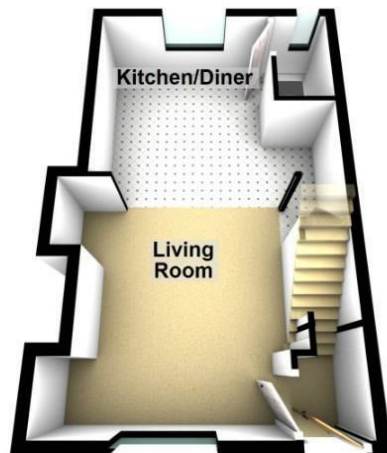
PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.

PROPERTY FLOORPLAN

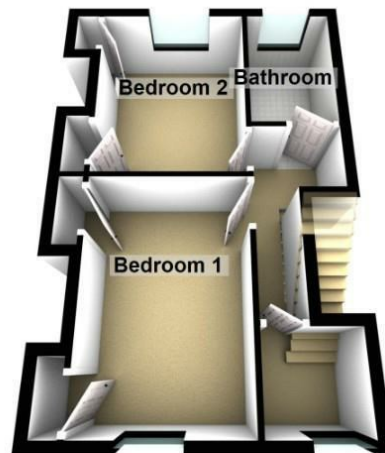
Basement



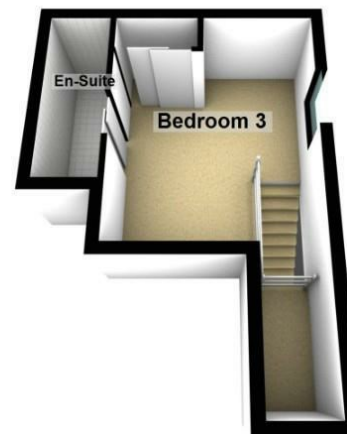
Ground Floor



First Floor



Second Floor



Total area: approx. 100.4 sq. metres (1080.3 sq. feet)

Measurements:

Living Room
13'6" x 13'6"

Kitchen / Diner
14'0" x 14'7"

WC
2'8" x 5'8"

Utility
9'9" x 12'7"

Bedroom One
13'8" x 9'1"

Bedroom Two
11'4" x 8'6"

Bathroom
7'11" x 5'2"

Bedroom Three
10'9" x 10'9"

En-Suite
3'11" x 9'9"

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		

69 77

England & Wales

EU Directive
2002/91/EC







More 5 Star Customer Reviews than any other Agent based in the North East on allAgents.co.uk



SALES

LETTINGS

FINANCE

LAW

WE COVER THE WHOLE OF THE NORTH EAST

Whitley Bay
0191 251 3344

Cramlington
01670 897 213

Tynemouth
0191 296 6689

Morpeth
01670 513 966

Ponteland
01661 820 082

Wallsend
0191 432 4151

Alnwick
01665 511 800

Heaton
0191 432 4275

Forest Hall
0191 266 9966

Other locations
0191 640 3523

Newcastle
0191 640 2284

Durham
0191 303 8252

Gosforth
0191 640 3523

Sunderland
0191 543 6390

Whickham
0191 432 5102

Gateshead
0191 432 4294

Jesmond
0191 281 1037

Killingworth
0191 640 3602

Ryton
0191 413 9845

Head Office &
Lettings
0191 253 4815

*Highest recommended 5-star reviews than any other Estate Agent based in the North East on allAgents.co.uk - The UK's Largest Customer Review Website for the Property Industry & Awarded Best Estate Agency 2018 & 2019 - North East England by SME News