



3 Bedrooms

Jill Moore are proud to present this spacious three bedroom detached family home, offering modern furnishings throughout and a superb location with amenities on the doorstep, to the sales market. Boasting a large landscaped rear garden and private driveway, this property combines modern family living with the perfect location. Viewings are essential.

Wettonmill Close

Teal Farm, Washington, NE38

Asking Price:

£260,000

EPC Rating: B



Entrance Hall:

Enter through uPVC double glazed door into light and airy hallway with neutral walls, carpeted stairs leading to first floor, radiator and doors off to w/c, storage cupboard, lounge and kitchen.

W/C:

The w/c features low level hand wash basin, toilet, neutral walls and radiator.

Lounge:

18'1" x 10'9" (5.5m x 3.28m)

The lounge is complete with carpet to the floor, double glazed French doors which lead out into the rear garden, double glazed window looking out onto the front aspect of the property and radiator.



Kitchen/Diner:

18'1" x 9'8" (5.5m x 2.95m)

The beautifully finished kitchen/diner features base and wall units providing ample storage and housing integrated fridge, freezer, dishwasher, hob and oven. Space/plumbing for washer/dryer, mirrored splash back, neutral walls, tiled flooring, extractor, double glazed window and stainless steel sink with mixer tap also feature. The dining space is flooded with natural light from the large double glazed French doors which lead out into the rear garden.



For additional information and full photo gallery please visit

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First Floor Landing:

The landing space features carpeted floors, neutral walls, and doors off to bedrooms, family bathroom, access to partially boarded loft space and storage cupboard.

Bedroom:

The third bedroom is complete with double glazed window looking out into the rear garden, neutral walls, radiator and carpet flooring.

Bedroom:

11'5" x 9'10" (3.48m x 3m)

The second double bedroom features double glazed window, neutral walls, carpet to the floor and radiator.

Bathroom:

6'9" x 6'5" (2.06m x 1.96m)

The bathroom features part-tiled walls, bath, hand wash basin, toilet, double glazed window and radiator/towel rail.

Master Bedroom:

14'3" x 10'3" (4.34m x 3.12m)

The master bedroom features carpet flooring, built in wardrobes, neutral walls, double glazed window, radiator and access to its own full en-suite.



En-suite:

5'11" x 7' (1.8m x 2.13m)

The en-suite features walk in shower cubicle, hand wash basin, toilet, towel rail/radiator and double glazed window.

External:

To the rear, a landscaped low maintenance garden with porcelain tiled seating area and artificial grass section. Entrance/exit gate to the side leads round to the front of the property via the side driveway. To the front, a block paved driveway leads round the side of the property giving space for multiple vehicles.



Location:

The property is found within Wettonmill Close, a quiet and private cul-de-sac on the highly popular Teal Farm estate, Washington. The location offers family friendly pubs, shops and restaurants on the doorstep,





Score	Energy rating	Current	Potential
92+	A		95 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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