



## 22 Arcadia Terrace, Blyth

£110,000 Freehold

Nestled in a sought-after area, this charming two bedroom mid-terraced house presents an ideal opportunity for first-time buyers or investors. Close to schools, local amenities and transport links making this a well-connected home. The property briefly comprises of hallway, lounge, kitchen/diner, rear hallway and bath room to the ground floor. the first floor boasts two well-proportioned bedrooms, and bedroom two benefits from a W/C. To the exterior there is on street parking to the front and a paved enclosed front garden. To the rear there is an enclosed rear yard leading to the back lane. Viewing are highly recommend to appreciate all this property has to offer.

**Hallway**

Composite front door, stairs and access to the lounge.

**Lounge**

17' 1" x 11' 9" (5.20m x 3.59m)

UPVC bay window to the front, radiator, gas fire and a cupboard under the stairs.

**Kitchen**

15' 3" x 8' 0" (4.65m x 2.43m)

UPVC window to the rear, radiator, storage cupboard, combi boiler, wall and base units, marble effect surfaces, one and a half stainless steel sink with mixer tap, tiled splash backs, plumbed for a washing machine, electric hob and oven with an extractor hood.

**Rear hall**

UPVC door to the side and access to the bathroom.

**Bathroom**

6' 5" x 5' 3" (1.96m x 1.61m)

Frosted UPVC window to the side, radiator, low level W/C, sink and double mains walk in shower.

**Landing**

Radiator and access to the loft and both bedrooms.

**Bedroom one**

14' 7" x 11' 9" (4.44m x 3.58m)

UPVC window to the front, radiator and storage cupboard.

**Bedroom two**

14' 11" x 8' 0" (4.55m x 2.43m)

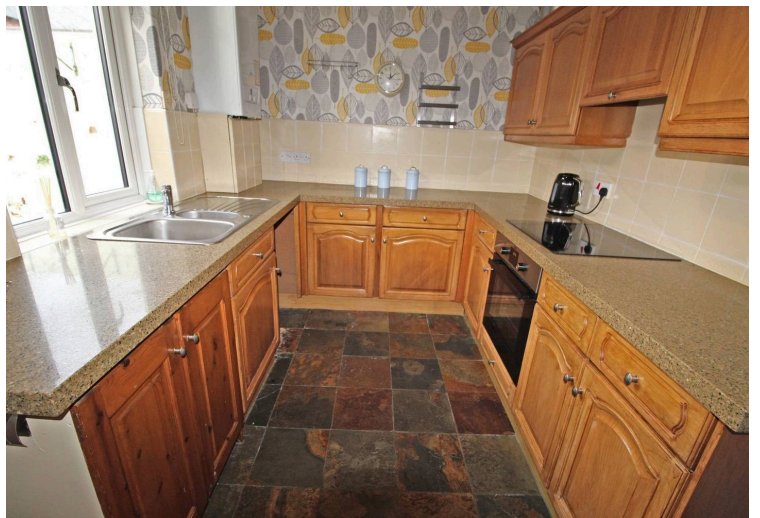
UPVC window to the rear, radiator and access to the W/C.

**W/C**

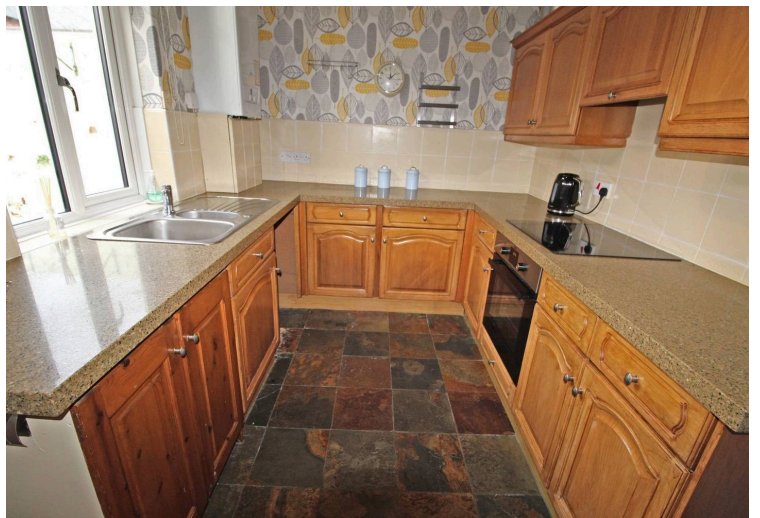
5' 9" x 2' 10" (1.75m x 0.87m)

Sink, extractor and low level W/C.

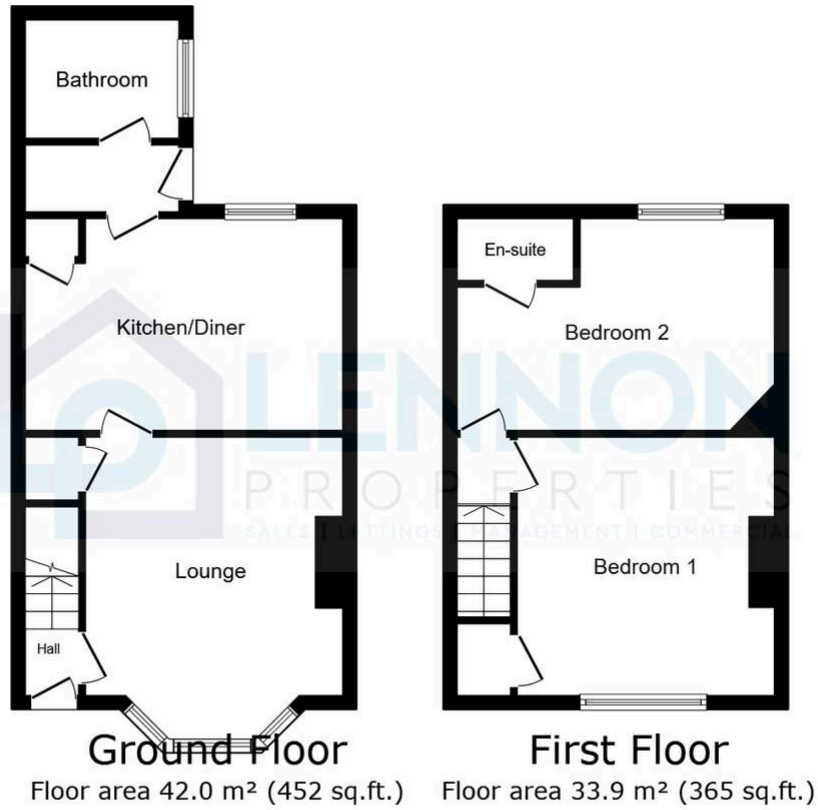












**TOTAL: 75.9 m<sup>2</sup> (817 sq.ft.)**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed; they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](http://www.Propertybox.io)

