



## 13 Wensleydale Terrace, Blyth

£195,000 Freehold

Introducing this exceptional three-bedroom terraced house, a stunning period property that seamlessly blends timeless elegance with modern comfort, situated just moments from the beach and park. Step inside to discover a home that immediately impresses with its spacious accommodation throughout, offering the perfect balance of character features and contemporary touches. The entrance hall leads into the first of three inviting reception rooms, each designed to cater to a variety of lifestyles. The main living room exudes warmth and charm, ideal for relaxing evenings or entertaining guests. The second reception room is a true highlight, featuring an open fire that creates a cosy and welcoming atmosphere, perfect for those cooler evenings or intimate gatherings. The third reception area offers versatility, making it an excellent space for a formal dining room, home office, or playroom, all finished to a high standard with tasteful décor that complements the period style. The well-appointed kitchen is thoughtfully designed, offering ample storage and workspace, making meal preparation a pleasure. Upstairs, three

**Entrance**

Via wood front door into :

**Vestibule****Hallway**

Radiator, stairs to first floor landing.

**Lounge**

16' 6" x 15' 10" (5.02m x 4.82m)

Feature fire place with gas fire, radiator, double glazed bay window to the front.

**Second Reception Room**

14' 10" x 14' 4" (4.51m x 4.36m)

Stunning open fire, radiator, French doors to rear.

**Dining Room**

12' 6" x 10' 0" (3.82m x 3.04m)

Understairs cupboard, radiator, double glazed window.

**Kitchen**

14' 3" x 9' 11" (4.34m x 3.02m)

Fitted with a range of wall and base units to round edged work tops, 1 1/2 stainless steel sink unit with mixer taps, electric cooker with extractor hood, plumbed for washing machine, double glazed door and window to side.

**Stairs to First Floor Landing****Bathroom/WC**

Low level wc, pedestal wash hand basin, free standing roll top bath, vertical chrome towel rail, walk in shower cubical with mains shower, two double glazed windows.

**Bedroom One**

14' 10" x 14' 4" (4.53m x 4.36m)

Feature fireplace, double glazed window to rear, radiator.

**Bedroom Two**

14' 5" x 13' 0" (4.40m x 3.96m)

Feature fire place, radiator, double glazed window.

**Bedroom Three**

10' 10" x 7' 9" (3.30m x 2.37m)

Radiator, double glazed window.





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