



## 2 bed semi-detached house to buy in NE23

Blagdon Crescent, Nelson Village,  
Cramlington, Northumberland, NE23 1HJ

# £135,000

🏠 x2 🚗 x1 🚻 x1

Tenure

**Freehold**

## Property features

- ✓ Great Location
- ✓ Two bedrooms
- ✓ Driveway
- ✓ West Facing garden
- ✓ EPC Rating C

Driveway parking

## Key Information

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

## Description

This well-presented two-bedroom semi-detached property is ideally located in the popular residential area of Nelson Village, Cramlington.

The home boasts a lawned front garden along with a private driveway, providing convenient off-street parking. Upon entering, you are welcomed by an entrance hallway leading into a comfortable lounge and a well-appointed kitchen.

To the rear, the property features a beautifully maintained west-facing garden—perfect for enjoying afternoon and evening sun—along with useful outdoor storage space.

The first floor offers two generously sized bedrooms and a modern family bathroom, making it an ideal home for first-time buyers, small families, or investors.

Finished to a high standard throughout, the property is ready to move into and enjoy. It also benefits from a convenient location close to the train station, town centre amenities, shops, and local schools.

Council Tax Band: A

Tenure: Freehold

Price: £135,000

Property Type: Semi-detached house

Parking: Driveway

Heating: Gas

## Living Room



## Kitchen



## Bedroom 1

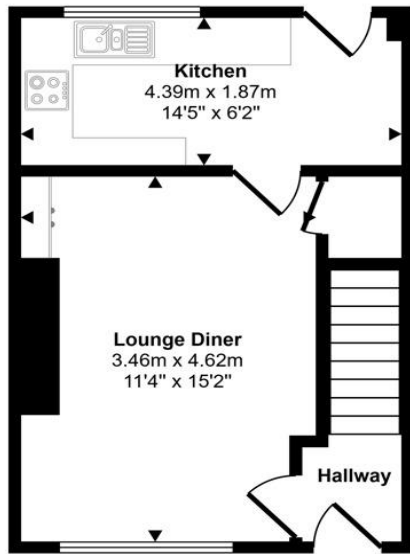


## Bedroom 2

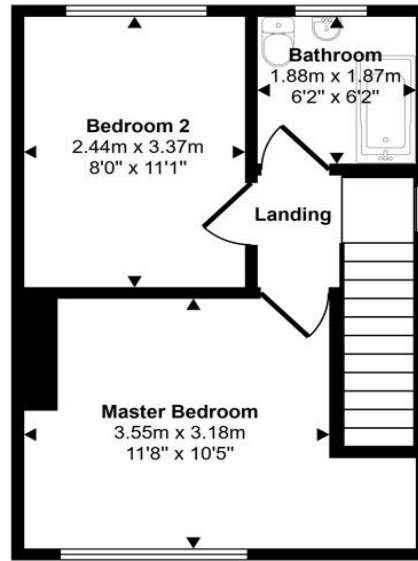
## Bathroom



Approx Gross Internal Area  
60 sq m / 644 sq ft



Ground Floor  
Approx 29 sq m / 316 sq ft



First Floor  
Approx 31 sq m / 329 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		85
(69-80) <b>C</b>	71	
(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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