



14 North Ridge  
, Whitley Bay, NE25 9XT  
**£875,000**



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# 14 North Ridge

, Whitley Bay, NE25 9XT

Trading Places are delighted to present this outstanding four bedroom executive detached home, ideally positioned on the highly sought after North Ridge in Whitley Bay. Occupying a substantial and beautifully maintained plot, this impressive property offers exceptional family living in one of the area's most desirable residential developments.

Arranged over two floors, the accommodation begins with a welcoming entrance porch leading into a generous hallway with stairs to the first floor and access to the breakfasting kitchen and two spacious reception rooms. Reception room one provides access to the conservatory, overlooking the attractive rear garden and creating an ideal space for relaxation and entertaining. The ground floor further benefits from a downstairs shower room, downstairs WC, excellent storage, and an integral double garage.

To the first floor are four well proportioned double bedrooms, including a superb principal bedroom with en-suite shower room, complemented by a stylish and contemporary family bathroom. Externally, the property continues to impress with a private and mature rear garden, beautifully maintained with lawns, established shrubs, and well-stocked borders. To the front, there is an attractive garden, driveway providing off-street parking, and access to the double garage.

Whitley Bay remains one of the North East's most desirable coastal locations, offering stunning beaches, highly regarded schools, excellent transport links, and a vibrant town centre with a wide range of shops, cafés, restaurants, and leisure facilities.

This exceptional home is expected to attract strong interest, and early viewing is highly recommended to fully appreciate the space, quality, and lifestyle on offer. Please contact Trading Places on 0191 251 1189 to arrange a viewing. Council Tax Band G. EPC Rating C.

## Entrance Porch

This bright and spacious porch features double hardwood timber entrance doors, and access to the downstairs WC and a large storage cupboard. Inner timber doors with glazed inserts lead through to the hallway.

## Downstairs WC

A useful addition to the ground floor, this cloakroom is fitted with a low-level WC and corner wash hand basin. A uPVC double glazed obscure window with lead panes allows for natural light, while tiled walls and a single radiator complete the space.

## Hallway

Internal timber double doors open into this grand and spacious hallway. Doors provide access to both reception rooms and breakfasting kitchen, while additional features include a double radiator, a large storage cupboard, and a staircase leading to the first floor.





Reception Room One

26'1 x 14'7 (7.95m x 4.45m)

This spacious dual aspect living room offers an abundance of space for family living and entertaining. A uPVC double glazed window with lead panes to front, together with uPVC double glazed doors leading to the conservatory, allows for plenty of natural light throughout. The room is centered around a feature fireplace with marble inset, hearth, and timber surround, while two large radiators create a warm and cosy atmosphere.

Conservatory

Accessed from Reception Room One, this additional space provides a warm and bright area to relax while enjoying the stunning views over the garden.

Reception Room Two

17'9 x 13'11 (5.41m x 4.24m)

Reception Room Two is a bright dual aspect space with uPVC double glazed windows to the front and side, both incorporating leaded panes. Versatile in its use, the room offers excellent space for family living and entertaining. Additional features include a double radiator, ceiling coving, a useful storage cupboard, and a door leading to the downstairs shower room.

Breakfasting Kitchen

15'2 x 12'9 (4.62m x 3.89m)

This rear facing breakfasting kitchen is fitted with a range of wall, base, and drawer units complemented by contrasting worktops and tiled splashbacks. Features include a stainless steel sink with drainer and mixer tap, eye-level electric oven, and gas hob. There is also space for a washing machine, dishwasher, and fridge/freezer. Finished with tiled walls and flooring, the room benefits from a uPVC double glazed window overlooking the substantial rear garden. Ample space is available for a breakfast table, with a door providing access to the downstairs shower room.







#### Downstairs Shower Room 8'8 x 8'6 (2.64m x 2.59m)

This practical addition, created by the current owners, provides a well appointed downstairs shower room featuring a walk-in shower enclosure with tiled walls, rainfall showerhead, and separate handheld telephone-style attachment. The room also includes a low-level WC and vanity wash basin with storage beneath. Finished with tiled walls and flooring, the space also houses the Worcester boiler.

#### Landing

The spacious galleried landing is a rare feature to the market and provides access to all four double bedrooms and the family bathroom. uPVC double glazed window with lead panes allowing for natural light.

#### Bedroom One

13'7 x 13'5 (4.14m x 4.09m)

Bedroom One is positioned to the rear of the property and features a uPVC double glazed window overlooking the rear garden. The room benefits from fitted wardrobes to one wall, a single radiator, and a door leading to the en-suite.

#### En-suite

This well presented bathroom features a panelled bath with overhead shower and separate handheld telephone-style attachment. A pedestal wash basin, pedestal WC and bidet complete the suite. The room is finished with tiled walls and flooring, and benefits from a uPVC double glazed obscure window providing natural light and privacy.



#### Bedroom Two

14'10 x 13'9 (4.52m x 4.19m)

Bedroom Two is a rear facing room with fitted wardrobes, a double radiator, and a uPVC double glazed window overlooking the private rear garden. A door provides access through to Bedroom Three.

#### Bedroom Three

13'4 x 11'8 (4.06m x 3.56m)

Bedroom Three is a front facing room with fitted wardrobes, a double radiator, and a uPVC double glazed window with leaded panes. A door provides access through to Bedroom Two.

#### Bedroom Four

11'5 x 11'1 (3.48m x 3.38m)

Bedroom Four is a front facing room with a uPVC double glazed window incorporating leaded panes, fitted wardrobes, and a double radiator.

#### Bathroom

The four-piece family bathroom comprises a separate shower enclosure with rainfall shower, a panelled bath with mixer taps, an enclosed WC, and a vanity wash basin with storage below. The room is finished with tiled walls and flooring, and benefits from a uPVC double glazed obscure window providing natural light and privacy.

#### Double Garage

This double garage features an up-and-over door and offers excellent potential for further development, subject to the necessary consents. It benefits from lighting, power, and useful storage space.

#### Front Gardens

To the front of the property is a driveway providing parking for several vehicles, together with a double garage, laid lawns, and mature shrubs and borders. Gated side access leads to the rear garden, while a paved pathway provides access to the main entrance of this impressive executive home.

#### Rear Gardens

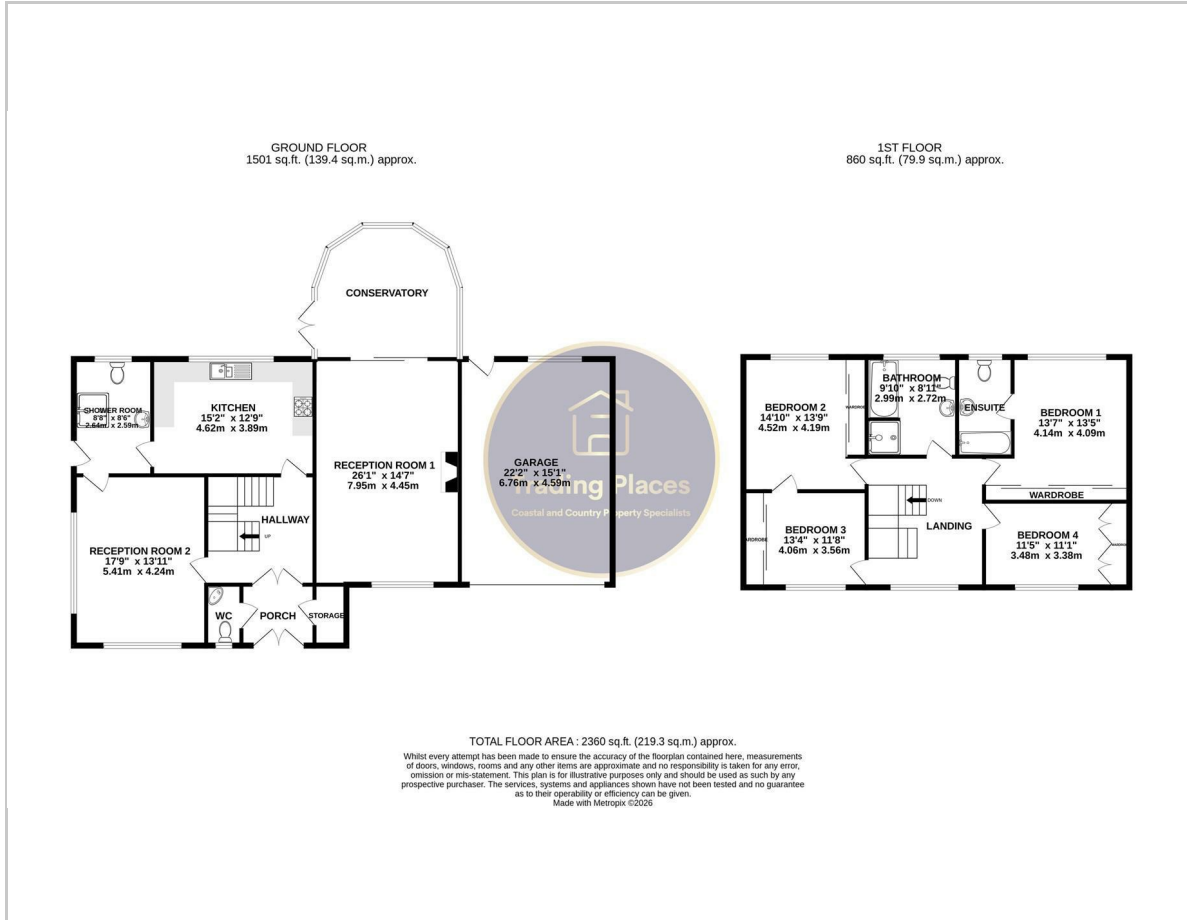
This substantial and mature garden offers a high degree of privacy, with plots of this size rarely coming to the market in such a sought after residential area. Predominantly laid to lawn, it is enhanced by mature trees, established shrubs, and well stocked borders. A patio area provides an ideal space for outdoor relaxation and entertaining.

Additional benefits include a useful storage area to the side of the property, a water tap, and gated access to the front. This truly unique rear garden also offers scope for further development, subject to the necessary consents.

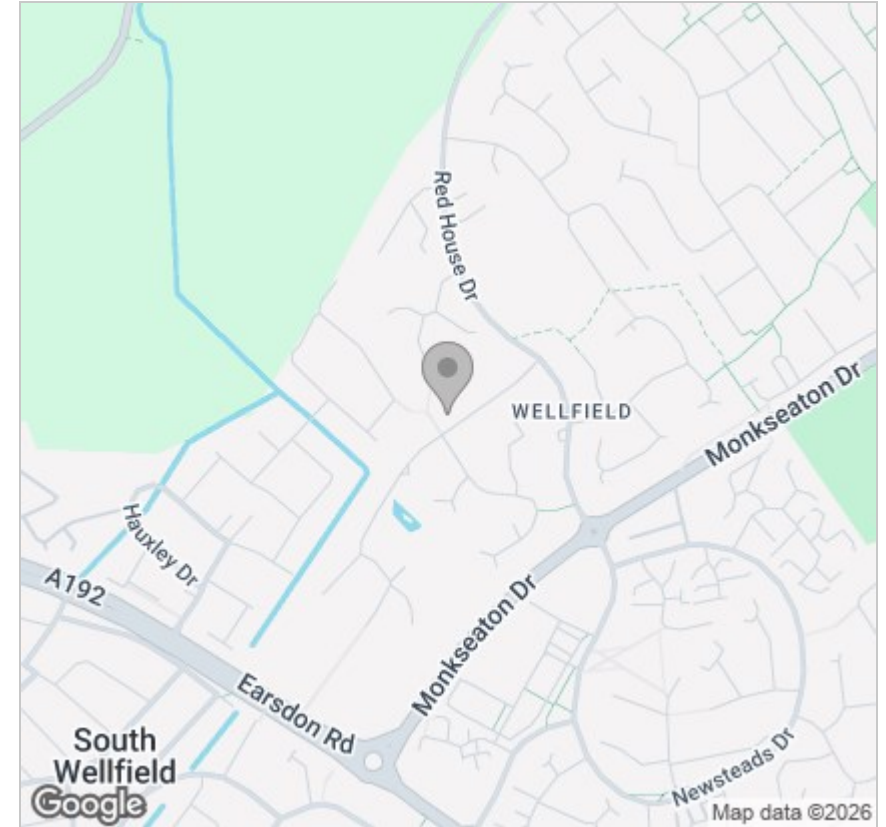




## Floor Plan



## Area Map

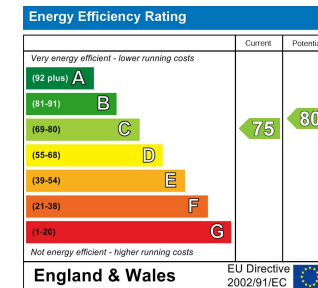


## Viewing

Please contact our Trading Places Office on 0191 251 1189 if you wish to arrange a viewing appointment for this property or require further information.

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## Energy Efficiency Graph



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