







- Semi-Detached House
- Three Bedrooms
- Front & Rear Gardens
- Great Area
- Transport Links
- No Upper Chain
- Gas Central Heating
- Garage + Driveway
- Local Facilities
- Council Tax Band \*C\*







**\*\* Video Tour on our YouTube Channel | <https://youtu.be/lgVL2qGSDxs> \*\***

## **GREAT AREA | THREE BEDROOMS | ATTACHED GARAGE**

Jan Forster Estates welcome to the market this semi-detached house in North Shields. The property is in need of modernisation and is offered for sale with the benefit of no upper chain.

The house is positioned in a desirable location and is close to handy local shops and good schools. The area also benefits from great transport links to the coast and Newcastle city centre via regular bus routes. The Coast Road is also nearby for those who drive.

Briefly comprising to the ground floor: entrance hallway with storage, bright and airy lounge with feature bay window, dining area with French doors opening onto the rear garden, kitchen with top and floor units and access to the handy utility room which provides internal garage access as well as a door to the rear. Off the landing to the first floor, you are presented with three bedrooms- bedroom one and two with built-in wardrobes, and a family bathroom WC with shower over the bath. The property further benefits from gas central heating.

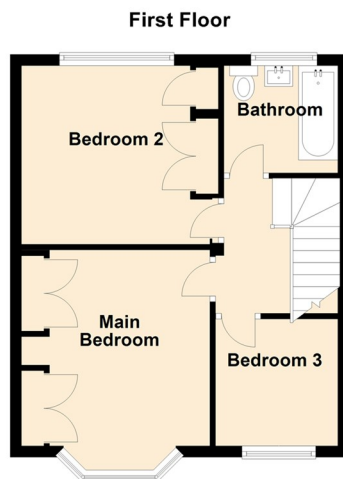
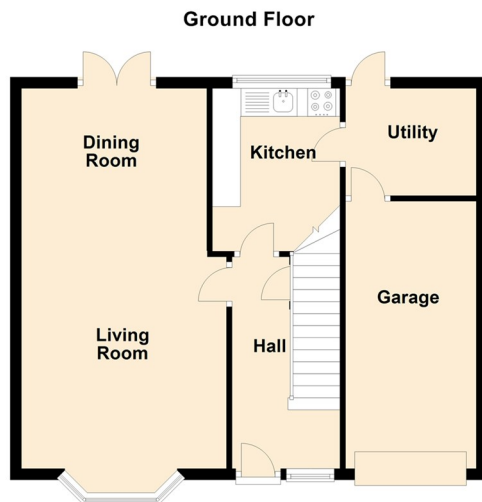
Externally to the front, there is a block-paved driveway leading up to the attached single garage and a small lawned garden. To the rear, you can find another garden that enjoys patio and lawn areas- ideal for entertainment and alfresco dining.

For more information and to book your viewing please call our Tynemouth team on 0191 257 2000.

### **Tenure**

The agent understands the property to be freehold. However, this should be confirmed with a licenced legal representative.

**Council Tax band \*C\***



Lounge 12'4" x 11'11" (3.77 x 3.65)

Kitchen 9'6" x 7'5" (2.90 x 2.27)

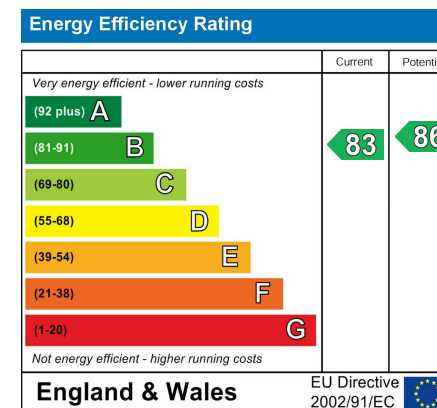
Dining Area 10'9" x 9'6" (3.30 x 2.90)

Utility 7'7" x 6'3" (2.33 x 1.91)

Bedroom One 11'5" x 11'0" (3.49 x 3.36)

Bedroom Two 11'6" x 10'5" (3.51 x 3.18)

Bedroom Three 7'4" x 7'1" (2.26 x 2.18)



## The difference between house and home

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