





2



1



2

- For Sale by Modern Auction
- Subject to Reserve Price
- The Modern Method of Auction
- Leasehold
- Viewing Recommended
- T & C's Apply
- Buyers Fees Apply
- Communal Gardens
- Council Tax Band *C*
- Call For More Information





TOP FLOOR APARTMENT

For sale by Modern Method of Auction: Starting Bid Price £130,000 plus Reservation Fee

This property is for sale by The Great North Property Auction powered by iam-sold

This well-presented, two-bedroom loft apartment with a balcony overlooking the golf course is pleasantly positioned within Highbridge - an exclusive development in Gosforth.

The location is within easy reach of a wealth of local amenities including local shopping and leisure facilities along with excellent transport links.

The property is accessed via a communal entrance with stairs to the top floor and briefly comprises: - private hallway, open plan lounge/dining room with a balcony, fitted kitchen with wall and floor units, and integrated oven and hob, main double bedroom with en-suite and a fitted wardrobe, a further double bedroom and a modern, tiled bathroom/w.c. The property further benefits from gas central heating, double glazing and ample storage including a large coat cupboard off the main hallway.

Externally the property boasts beautiful well-kept communal gardens and allocated parking.

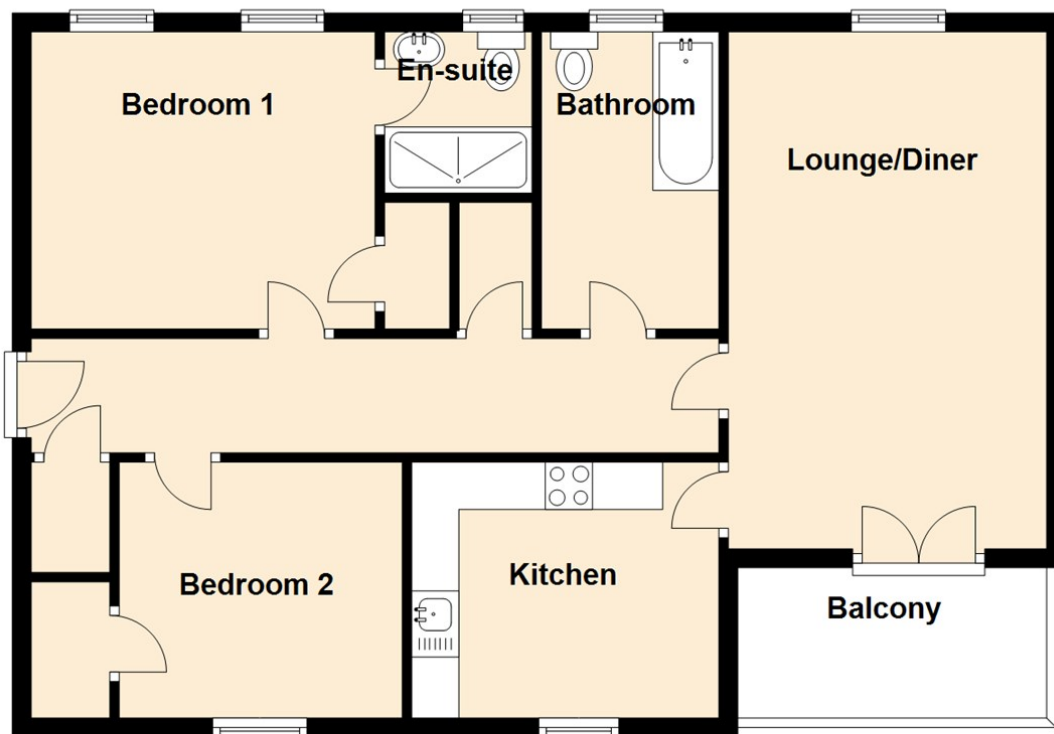
We anticipate a high level of interest in this property therefore early viewing comes highly recommended. For more information, please call our Gosforth team on 0191 236 2070.

Tenure

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

Council Tax band *C*

Top Floor



Lounge 17'9" x 13'3" (5.42 x 4.05)

Kitchen 11'0" x 9'9" (3.36 x 2.99)

Bedroom One 10'1" x 11'10" (3.09 x 3.61)

Bedroom Two 9'11" x 10'4" (3.03 x 3.15)

Auctioneer's Comments

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	80	80
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
	EU Directive 2002/91/EC	

The difference between house and home

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.



www.janforsterestates.com

Gosforth
High Heaton
Tynemouth
Property Management Centre

0191 236 2070
0191 270 1122
0191 257 2000
0191 236 2680

