





- Two Double Bedrooms
- Available May 2023
- Offered Unfurnished
- Terraced House
- Detached Garage & Driveway
- Ground Floor WC
- Council Tax Band *B*
- Close to DWP & Freeman
- Close to Metro & Buses
- Close to Local Amenities





TWO DOUBLE BEDROOM END TERRACED HOUSE with garage & off-street parking in Longbenton, offered unfurnished and available beginning of May 2023.

This beautifully presented end terrace house is situated in a sought after location in Longbenton, providing excellent access to local amenities, schools and public transport links.

The property which benefits from gas central heating and double glazing briefly comprises:- entrance hall, ground floor WC and a sizeable open plan lounge/kitchen with French doors to a private rear garden. To the first floor, there are two double bedrooms both benefiting from en-suite facilities. Externally the property features front and rear gardens along with a driveway for multiple vehicles and a garage.

Viewings are highly recommended. Please call our High Heaton team on 0191 270 1122 for more information.

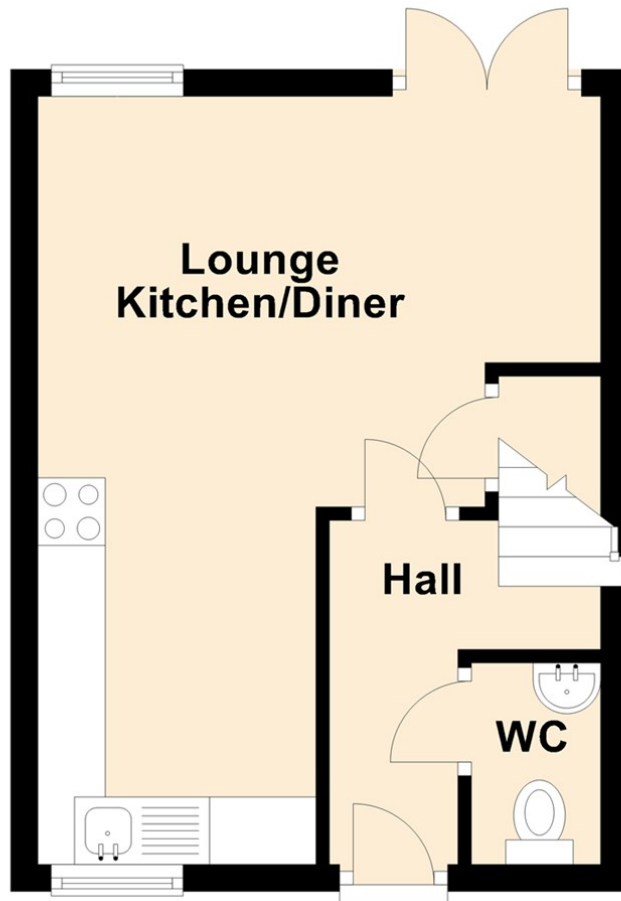
COVID-19 Guidelines

Although it is not mandatory, we do recommend that viewers wear appropriate PPE to protect themselves and others.

Council Tax band *B*



Ground Floor



The difference between house and home

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Lounge Kitchen/Diner 9'11" x 6'9" (3.04 x 2.06)

Bedroom One 6'4" x 13'8" (1.95 x 4.17)

Bedroom Two 7'1" x 8'3" (2.18 x 2.54)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		90
(81-91) B		
(69-80) C	72	
(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		

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