





- Ground Floor Flat
- Private Garden
- Ample Storage
- Good Transport Links
- Leasehold
- One Double Bedroom
- No Onward Chain
- Sought After Location
- Close To Local Amenities
- Viewing Highly Recommended

 **Jan Forster**

**MORE IMAGES
COMING SOON!**

Viewings being booked... register your interest today

 Call **0191 270 1122** for more information

Jan Forster Estates are delighted to welcome to the market this one bedroom ground floor flat on St. Marks Close in the Byker area.

Offering vacant possession, this property will appeal to a range of buyers. Within easy access to local amenities and facilities such as the Ouseburn Valley cultural quarter; Newcastle City Centre, both Universities and teaching hospitals. St. Mark's Close is within walking distance to the Metro, public transport links and easy links to trunk roads offering access across the region.

Briefly comprising:- entrance hall with storage, light and airy lounge, double bedroom with built-in wardrobes, kitchen with fitted wall and floor and a three piece shower room WC. The property also benefits from ample storage, double glazing and gas central heating. Externally, the property boasts a beautifully kept garden to the front and parking.

For more information and to book a viewing, please call our High Heaton sales team on 0191 270 1122.

Tenure

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

Council Tax band *A*

Lounge 11'4" x 11'6" (3.47 x 3.53)

Kitchen 8'9" x 9'8" (2.67 x 2.95)

Bedroom 21'7" x 8'9" (6.60 x 2.68)

Ground Floor



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C	72	75
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

The difference between house and home

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