





- Spacious Townhouse
- Four Bedrooms
- Balcony
- Freehold
- Viewing Recommended
- Courtyard Setting
- Close To River
- Two Bathrooms
- Council Tax Band *D*
- Call For More Information





** Matterport 360° Tour | <https://my.matterport.com/show/?m=BWxSNPxBKZ9X> **

This exquisite four-bedroom townhouse offers a delightful courtyard setting close to the River, and boasts spacious accommodation over three floors. An ideal family home or a perfect retreat for those who appreciate generous living spaces.

Internally the property briefly comprises to the ground floor: - entrance hallway with WC and storage, bright and airy kitchen dining room boasting fitted high gloss units, complementing work surfaces, integrated oven, hob and dishwasher, and French door access to the courtyard. There is also a handy utility room. To the first floor the spacious lounge is a standout feature of the home and opens onto a lovely balcony allowing you to bask in the fresh air, and there is also a double bedroom. To the second floor there are a further three double bedrooms, the main with a dressing area and an en suite, and there is a modern family bathroom WC with shower over the bath. Further benefits include gas central heating, double glazing, and ladder access to boarded loft space from the second-floor landing.

Externally there is a block paved driveway for off street parking and an easy to maintain garden to the rear.

St Peter's offers a true community spirit, and features communal gardens, and the Marina as a central focus. It is an excellent location, within easy reach of Newcastle City restaurants and bars and its thriving cultural scene, as well as neighbouring the Ouseburn.

The combination of modern amenities and thoughtful design makes this townhouse a truly desirable residence and viewings are strongly recommended. For more information and to book a viewing please call our team on 0191 270 1122.

Tenure

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

Council Tax band *D*

Kitchen Dining Room 16'6" x 16'9" (5.03 x 5.11)

Lounge 20'6" x 17'1" (6.25 x 5.23)

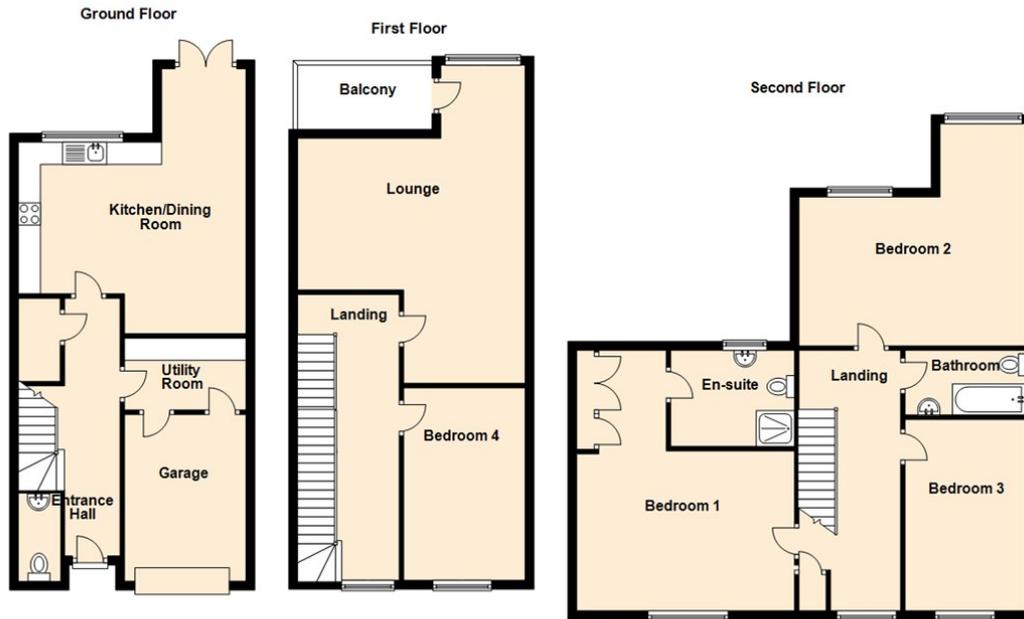
Utility Room 9'1" x 5'4" (2.79 x 1.63)

Bedroom One 12'5" x 11'9" (3.81 x 3.60)

Bedroom Two 16'11" x 14'9" (5.18 x 4.50)

Bedroom Three 10'11" x 10'0" (3.33 x 3.05)

Bedroom Four 10'11" x 9'6" (3.33 x 2.90)



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		79
(69-80) C	68	
(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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