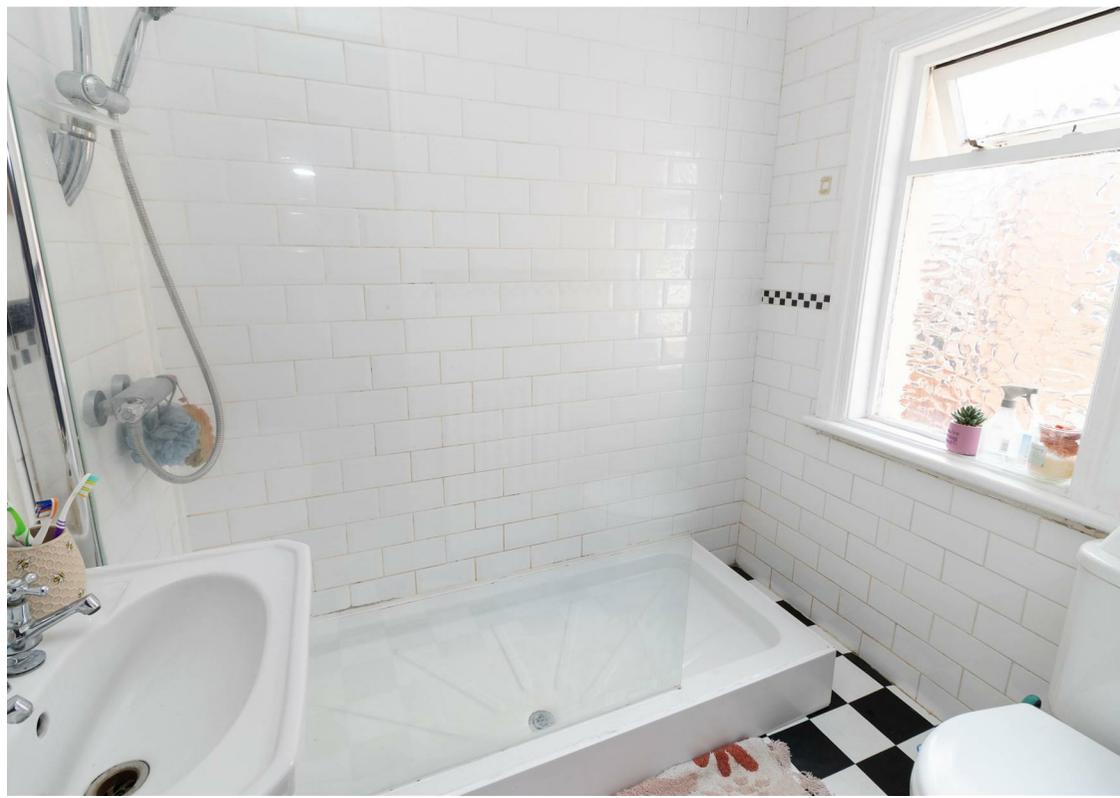






4  1  1 

- Popular Location
- Three Bedrooms
- Some Original Features
- Great Transport Links
- Council Tax Band *B*
- Three Storey Home
- Two Reception Rooms
- Excellent Amenities Nearby
- Rear Yard
- Viewing Recommended





This three-bedroom, townhouse is positioned on the popular Cardigan Terrace, in Heaton. The property will appeal to a variety of buyers.

The location is in a desirable part of Heaton, close to excellent transport links and local amenities on and around Chillingham Road with easy access to Newcastle Business Park and city centre.

The accommodation briefly comprises: - entrance vestibule and hallway, spacious lounge with box bay window and feature fireplace, dining room with feature fireplace, and a kitchen with fitted units. To the first floor there are two double bedrooms and a shower room WC. To the second floor there is a further double bedroom. Further benefits include gas central heating and there is a yard to the rear.

Early viewings come highly recommended. For more information and to book a viewing please call our Heaton branch 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 *B*.



Lounge 13'2" x 12'5" (4.03 x 3.81)

Bedroom Four 10'7" x 13'5" (3.25 x 4.11)

Kitchen 18'8" x 6'7" (5.69 x 2.01)

Bedroom One 13'3" x 16'0" (4.04 x 4.89)

Bedroom Two 10'5" x 13'5" (3.18 x 4.10)

Bedroom Three 11'6" x 14'9" (3.51 x 4.51)

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		75
(55-68) D	52	
(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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