



This well presented, two bedroom ground floor 'Tyneside' flat is ideally located on Kelvin Gove, in the ever-popular suburb of Sandyford. Situated within close proximity to Newcastle City Centre the nightlife & shopping facilities of Jesmond, Sandyford also gives great access to Jesmond Dene.

The accommodation briefly comprises: entrance lobby through to entrance hall with under-stairs storage cupboard; sitting room with rear door access; kitchen with fitted units, work surfaces and dual windows; bathroom, centrally located and comprising a three piece suite with spot lighting; two bedrooms, bedroom one measuring 13ft with walk in bay. Externally, a private rear yard, enclosed with wall boundaries and gated, double door access to the service lane. Early viewings are strongly advised.

Well Presented Ground Floor 'Tyneside' Flat | 626 Sq ft (58.2m²) | Two Bedroom | Sitting Room | Bathroom | Kitchen | Enclosed Rear Yard | GCH | Leasehold | Council Tax Band A | EPC: C

GROUND FLOOR
626 sq.ft. (58.2 sq.m.) approx.



TOTAL FLOOR AREA : 626 sq.ft. (58.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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