



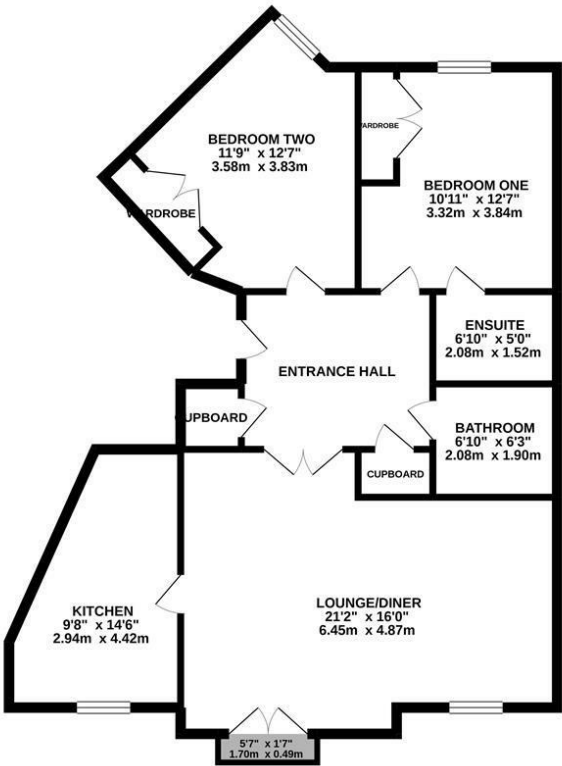
Occupying almost 900 square feet of internal living accommodation, this well presented apartment benefits from its own parking space and generous landscaped communal gardens. Grove Park Crescent, constructed in 2005 on the former Procter and Gamble site, within Gosforth's Conservation Area and set back from The Grove occupies a prime position in the centre of Gosforth. Close to Gosforth High Street, the property benefits from great shopping facilities, restaurants and transport links.

Situated on the first floor, the private internal accommodation briefly comprises entrance hall with secure entry phone and built-in storage; 21ft lounge/diner with Juliet French doors; kitchen with integrated appliances and granite work surfaces; master bedroom with fitted wardrobes and en-suite shower room; second bedroom, also with fitted wardrobes and stylish family bathroom WC. Well presented throughout, with an off street allocated parking bay and pleasant surroundings, this is a great apartment ideal for a professional couple or professional sharers alike.

Modern First Floor Apartment | 899 Sq ft (83.6m2) | Two Double Bedrooms | Bathroom & En-Suite Shower Room | 21ft Lounge/Diner | Stylish Kitchen | Allocated Off Street Parking | Extensive Communal Gardens | Conservation Area | GCH & DG | No Onward Chain | Leasehold with 177 Years Remaining | Service Charge £3,751.99 Per Annum | Ground Rent £250 Per Annum | Council Tax Band: C | EPC Rating: B



FIRST FLOOR
899 sq.ft. (83.6 sq.m.) approx.



TOTAL FLOOR AREA: 899 sq.ft. (83.6 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, stairs 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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Offers Over £260,000

IMPORTANT NOTE: These particulars and the descriptions and measurements herein do not constitute representation and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.

