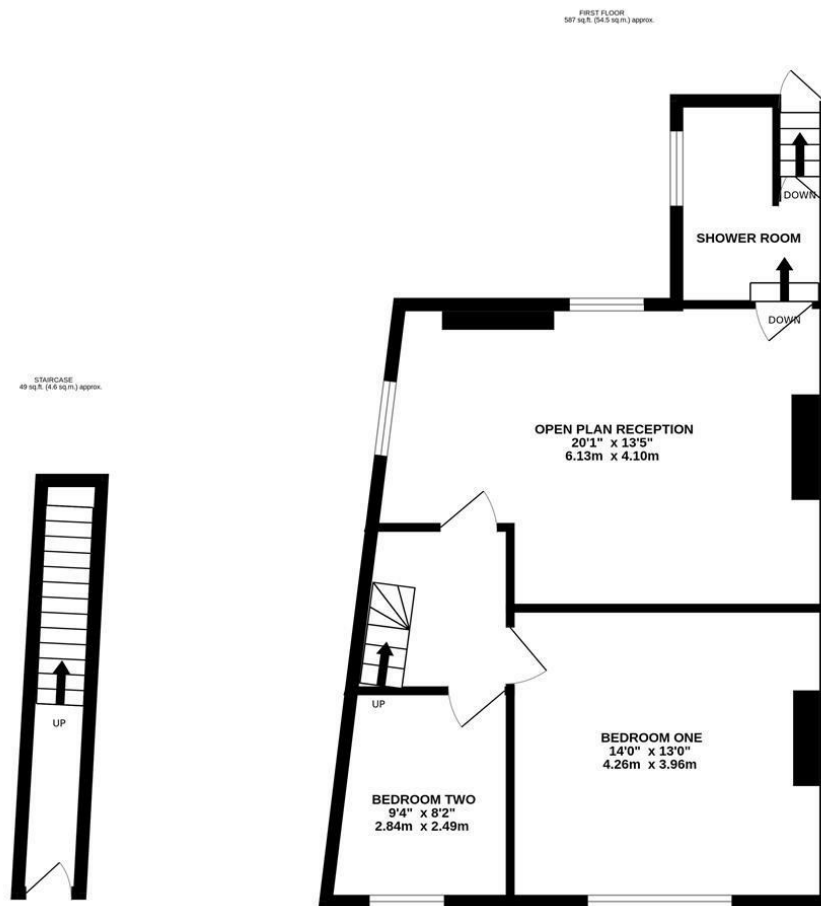STYLISH PRESENTATION & NO ONWARD CHAIN! Having undergone complete transformation, this two bedroom upper floor flat is ideally located on Field Street, South Gosforth. Field Street, close to Sainsbury's Local, the Brandling Villa and within walking distance of Gosforth High Street with its shops, cafés and restaurants and many amenities. The flat is also conveniently situated close to South Gosforth Metro Station providing easy access into Newcastle City Centre and beyond.
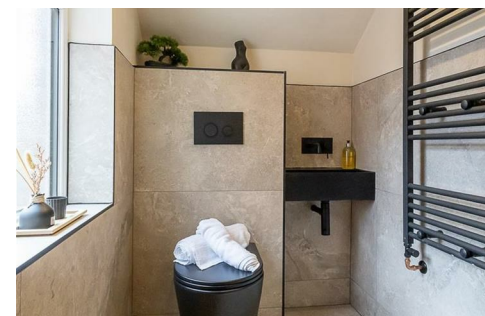
The accommodation briefly comprises: entrance hall with stairs to first floor landing; an impressive 20ft open plan reception room with dual aspect windows and spot lighting, kitchen are with a range of fitted units, work surfaces and integrated appliances; two bedrooms, bedroom one measuring 14ft; shower room complete with three piece suite and spot lighting; rear stairs to a private, south facing yard space with fenced boundaries. A perfect purchase opportunity for a range of buyers, early viewings are absolutely essential!

Stylish & Fully Refurbished Upper Floor Flat | Two Bedrooms | 636 Sq ft (59.1m2) | Impressive 20ft Open Plan Reception | Shower Room | Private South Facing Rear Yard | No Onward Chain | GCH & DG | Leasehold (Tyneside Lease Currently Being Set Up - 999 Years) | Council Tax Band A | EPC: C

FIRST FLOOR
587 sq.ft. (54.5 sq.m.) approx.

SHOWER ROOM

DOWN

DOWN

OPEN PLAN RECEPTION
20'1" x 13'5"
6.13m x 4.10m

STAIRCASE
49 sq.ft. (4.6 sq.m.) approx.

UP

UP

BEDROOM ONE
14'0" x 13'0"
4.26m x 3.96m

BEDROOM TWO
9'4" x 8'2"
2.84m x 2.49m

TOTAL FLOOR AREA : 636 sq.ft. (59.1 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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