



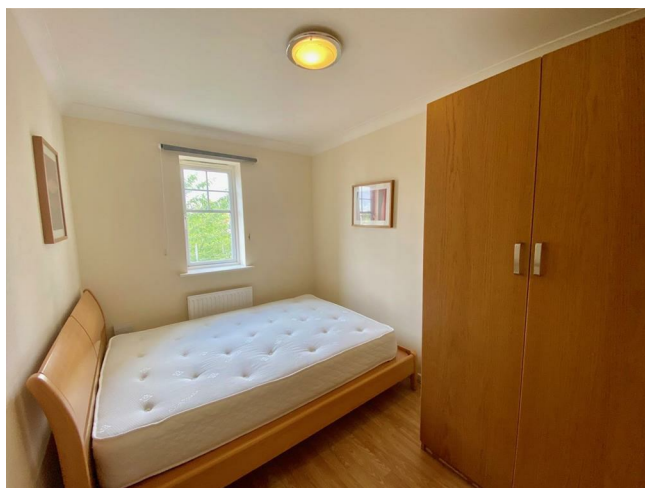
7 Redgrave Close, St James Village, Gateshead, Tyne & Wear, NE8 3JD

Asking Price £105,000



Key features

- FIRST FLOOR FLAT
- TWO BEDROOMS
- FURNISHED
- POPULAR ESTATE
- GREAT ROAD LINKS
- WALKING DISTANCE TO METRO
- OFF STREET PARKING
- VIEWING ADVISED
- NO CHAIN



Description

CHAIN FREE Spacious first floor apartment located on this very popular modern development. Stairs lead to the first floor and the property comprises of lounge with Juliette balcony, kitchen with appliances, two bedrooms and bathroom with shower. Externally there is an allocated car parking space and maintained gardens. The property is located with great access to A184 which gives access to road links to Newcastle City Centre, walking distance to Gateshead Stadium Metro System. Viewing highly advised.



DESCRIPTION

A spacious first floor apartment located on this very popular modern development. The property is furnished and immediately available. Stairs lead to the first floor and the property comprises of lounge with Juliette balcony, kitchen with appliances, two bedrooms and bathroom with shower. Externally there is an allocated car parking space and maintained gardens. The property is located with great access to A184 which gives access to road links to Newcastle City Centre, walking distance to Gateshead Stadium Metro System. Viewing highly advised.

ENTRANCE HALL

Communal entrance with entry phone system

HALLWAY

Laminate flooring, two central heating radiators, ceiling coving.

LOUNGE/DINER

18'0" x 8'4"

Having laminate flooring, two central heating radiators, UPVC window to the front elevation and a UPVC Juliette balcony.

KITCHEN

12'0" x 7'0"

Range of white wall and floor units, integral stainless steel sink unit with a mixer tap, wall mounted central heating boiler, UPVC window, part tiled, stainless steel gas hob and electric oven, cooker hood, tiling to the floor, integral fridge/freezer, washer/dryer, dishwasher, ceiling coving, down lighting.

BATHROOM

White suite comprising of a panelled bath with shower mixer tap, low level w.c, pedestal wash basin, UPVC window, tiling to the walls.







BEDROOM ONE

11'0" x 11'0"

Located to the rear of the property and comprising laminate flooring, ceiling coving, central heating radiator and UPVC window.

BEDROOM TWO

10'0" x 7'8"

Laminate flooring, ceiling coving, central heating radiator and UPVC window.

EXTERNAL

There is a allocated car parking space and maintained gardens.

DISCLAIMER SALES

The particulars on these properties are set out as a general guidance for intended purchasers or tenants, and do not constitute part of an offer or contract. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. All dimensions, descriptions and distances, reference to condition and necessary permissions for use and occupation, and other details are given without responsibility. Any intending purchasers or tenants should not rely on them as statements of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Measurements have been taken using a laser distance meter and may be subject to a margin of error. For further information see the Consumer Protection from Unfair Trading Regulations.



Total Area: 52.6 m² ... 566 ft²

All measurements are approximate and for display purposes only

Energy Efficiency Rating

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

Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO2 emissions</i>		
England & Wales	EU Directive 2002/91/EC	

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