



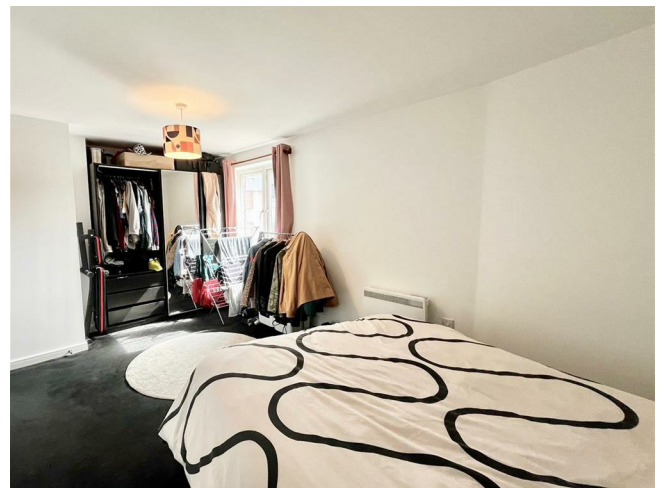
49 Midlothian Court, Worsdell Drive, Gateshead, Tyne & Wear, NE8 2FA

Asking Price £180,000



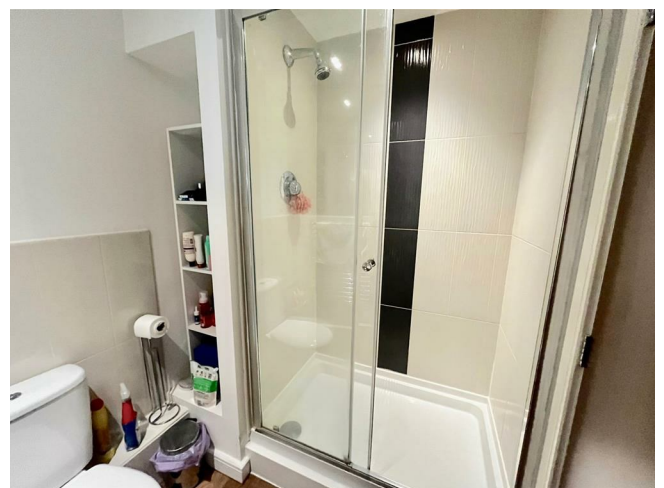
Key features

- SECOND FLOOR APARTMENT
- NO ONWARD CHAIN
- TWO DOUBLE BEDROOMS
- WELL PRESENTED ENSUITE
- OPEN PLAN LOUNGE/KITCHEN
- VERY POPULAR RESIDENTIAL ESTATE
- OFF ROAD PARKING
- GREAT TRANSPORT LINKS
- EASY ACCESS TO CITY CENTRE
- VIEWING ADVISED



Description

CHAIN FREE! Welcome to this charming apartment located in the heart of Ochre Yards, at Midlothian Court, Gateshead. This property boasts a modern and stylish design throughout. As you step into the apartment, you are greeted by a spacious open plan lounge and modern kitchen area with a Juliette balcony. The property features two good size double bedrooms, one with a well presented ensuite. The property also benefits from a modern family bathroom. Located in a popular residential estate, with great transport links and close to Gateshead and Newcastle City Centre. There is also an allocated parking space. Early viewing is recommended.



ENTRANCE HALL

The apartment has a secure entry phone system, stairs and a lift lead to the second floor. Entrance hall having laminate flooring, storage cupboard.

LOUNGE/DINER

17'3 x 14'5

Open plan room with laminate flooring, electric heating and UPVC French doors opening to Juliette balcony.

KITCHEN

17'3 x 7'10

Having contemporary grey high gloss coloured wall and floor units, integrated fridge/freezer, built in eye level oven and microwave, dishwasher, integral sink unit with mixer tap, electric hob with extractor above, under unit lighting and down lights.

BATHROOM

8'3 x 7'2

Spacious bathroom with laminate flooring and white suite comprising of a panelled bath, pedestal wash basin, low level w.c, down lights and heated towel radiator.

BEDROOM ONE

17'10 x 9'10

A very spacious room having a UPVC window over looking court yard, electric radiator, and wardrobes to one wall. Internal door to ensuite.







ENSUITE

7'5 x 5'7

Step in shower enclosure, low level w.c, pedestal wash basin, extractor fan, heated towel radiator, part tiling and storage shelving.

BEDROOM TWO

10'1 x 9'2

UPVC window over looking court yard and electric radiator.


EXTERNAL

There is a allocated car parking space located under the building at street level.


DISCLAIMER

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.

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B	82	83
(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	80	81
(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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