

# MOVING HOMES

SALES & LETTINGS



Offers Over £250,000



# Borough Road, North Shields

## Offers Over £250,000

Moving Homes are delighted to offer for sale, this lovely and spacious period style four bedroom end of terraced house, spread over four floors on Borough Road in North Shields town centre. Boasting many original features, this property also benefits from gas central heating, double glazing and has been upgraded by the current owner in recent years making this a perfect family home. With its central location you benefit from local shops, cafes, bars, North Shields Metro System as well as being in easy walking distance of North Shields Fish Quay with an array of bars and eateries as well as the Royal Quays Shopping Outlet and the nearby picturesque 'Marina'. This property sits well within the sales market and is being offered with no onward chain.

Briefly comprising of: - entrance hallway and stairs leaving to all floors. There are two reception rooms, both to the front of the property which are spacious in size, one with traditional fire place, original floor boards and window seat. Following down to half landing with bathroom and rear access. To the basement, a large family kitchen, perfect for inclusive living and a study/bedroom. To the first floor there are two well proportioned bedrooms and a family bathroom, and to the second floor, a further bedroom and storage room. Externally there is off street parking to the side and a private rear yard.

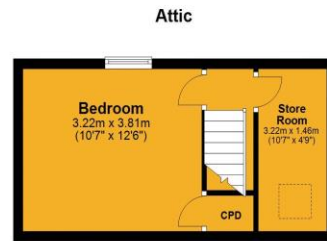
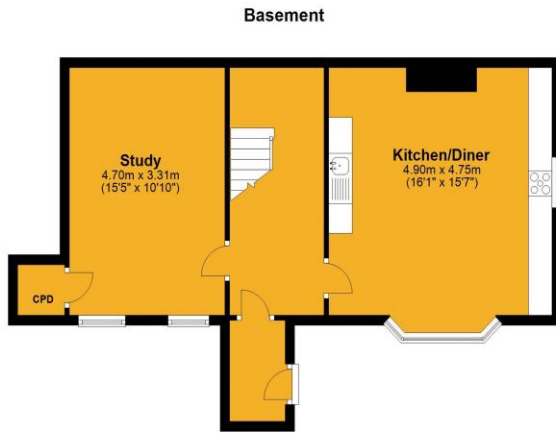
EPC Rating E <https://find-energy-certificate.service.gov.uk/energy-certificate/0419-2890-7175-9895-6765>

Tenure - The agent understands the property to freehold. However, this should be confirmed with a licensed legal representative.

Council Tax Band – B

To secure a viewing please contact Moving Homes on 0191-2964600 or visit our website [movinghomesuk.com](http://movinghomesuk.com)





Total area: approx. 203.1 sq. metres (2186.4 sq. feet)



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		77 C
55-68	D		
39-54	E	53 E	
21-38	F		
1-20	G		





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