

MOVING HOMES

SALES & LETTINGS



£130,000

Walton Park, North Shields

£130,000

Moving Homes are delighted to welcome to the market for sale, this end of terrace bungalow situated within the peaceful setting on Walton Park in Preston Village, North Shields. With local amenities, supermarket, pubs, restaurants, leisure facilities and excellent transport links.

Briefly comprising of: - entrance porch, leading into central hallway, with storage cupboard, loft access and access to all principal rooms. The spacious lounge with dining area benefits from box bay window overlooking the communal gardens, side window and leading to the well-equipped kitchen fitted with cream wall and base units, complementing work tops and plumbed for washing machine. There are two bedrooms, both with fitted wardrobes, one to the front of the property and one to the rear. There is also a shower room with hand wash basin and wc. Externally there is allocated parking to the front and to the rear, a lovely gated communal garden for all the residents to enjoy.

Tenure - The agent understands the property to be leasehold with circa 85 years remaining and a management charge of £868 pa. However, this should be confirmed with a licensed legal representative

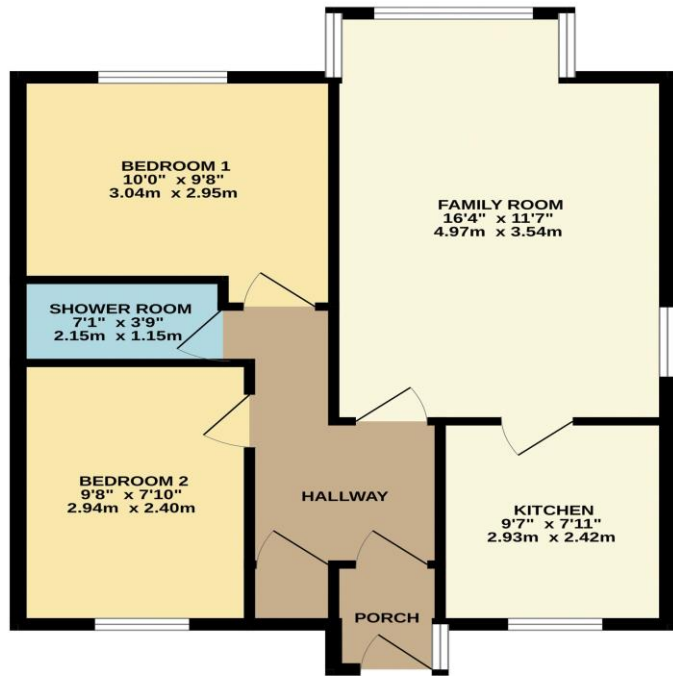
Council Tax Band B - £1,642.93

EPC Rating D <https://find-energy-certificate.service.gov.uk/energy-certificate/9879-3034-0202-9744-8204>

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation. To secure a viewing please contact Moving Homes on 0191-2964600 or visit our website movinghomesuk.com



GROUND FLOOR
620 sq.ft. (57.6 sq.m.) approx.



TOTAL FLOOR AREA : 620 sq.ft. (57.6 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.
Made with Metroplex ©2024

Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C		
55-68	D	57 D	
39-54	E		
21-38	F		
1-20	G		





Tel: 0191 2964600 E: info@movinghomesuk.com www.movinghomesuk.com
2A Hawkeys Lane North Shields Tyne & Wear NE29 0JF