





- Two Double Bedrooms
- Gardens Front & Rear
- Sought After Location
- Recently Installed Kitchen
- End Terraced Home
- Lounge Diner
- Freehold
- Council Tax Band *A* & Bathroom





** Video Tour on our YouTube Channel |
<https://youtu.be/7zymf7ZOCUA> **

Jan Forster Estates are delighted to welcome to the market this recently refurbished two bedroom end terraced property that would make an ideal purchase for the first time buyer, down-sizer or investor alike.

The location is fantastic with many facilities and amenities on the doorstep such as well regarded, schools, shops, supermarkets, Metro station and the A1 motorway. It is also just a short distance to the abundance of shops and cafes on Gosforth High Street.

Internally the property briefly comprises:- entrance hallway, lounge diner spanning the depth of the property and the recently installed kitchen with floor and wall units along with access to the rear garden.

Off the landing to the first floor there are two double bedrooms, bedroom one with over the stair store and the family three piece bathroom with shower over the bath.

Externally there are private gardens to both the front and rear and on street parking.

For more information and to book your viewing please call our Gosforth sales team on 0191 236 2070.

Tenure

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

Council Tax band *A*.



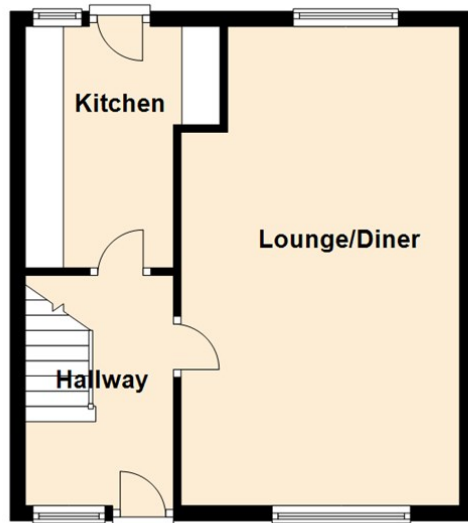
Lounge 20'8" x 11'5" (6.30 x 3.50)

Kitchen 10'5" x 6'6" (3.20 x 2.00)

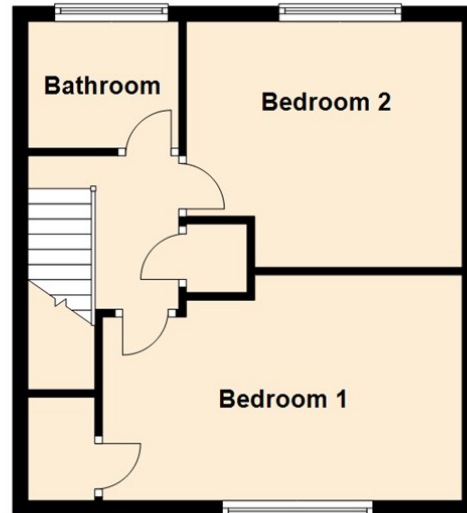
Bedroom One 9'10" x 14'5" (3.00 x 4.41)

Bedroom Two 10'5" x 11'5" (3.20 x 3.50)

Ground Floor



First Floor



The difference between house and home

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Gosforth

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Newcastle

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High Heaton

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Tynemouth

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Low Fell

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