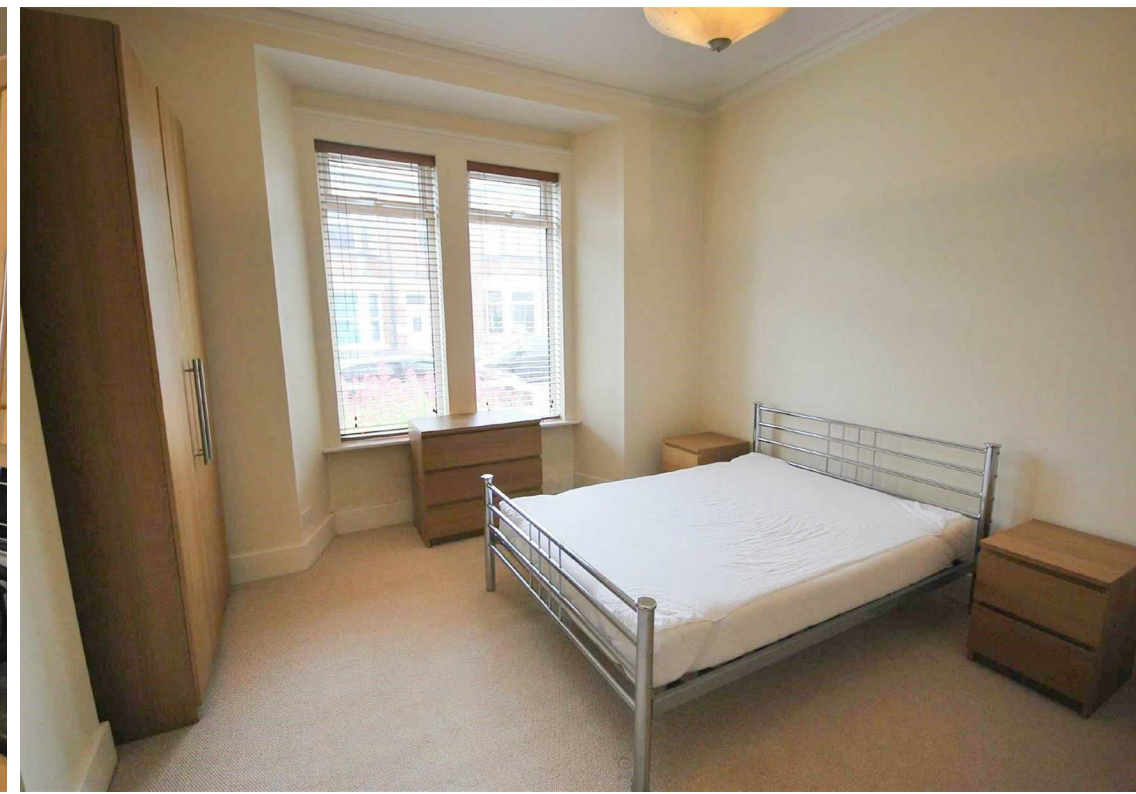






- Ground Floor Flat
- Two Double Bedrooms
- Great Rental Potential
- On Street Parking
- Council Tax Band *A*
- No Onward Chain
- Sought After Location
- Private Rear Yard
- Leasehold
- **MUST BE VIEWED**





GREAT RENTAL POTENTIAL | TWO DOUBLE BEDROOMS | GROUND FLOOR FLAT

Located on Sandringham Road, Jan Forster Estates presents this two-bedroom ground floor flat with private rear yard. Offered for sale with the benefit of no onward chain.

This South Gosforth property is ideally located within walking distance to a fantastic range of local amenities, and less than a 5-minute walk to the South Gosforth Metro station, providing quick and easy access into Newcastle City Centre.

Internally the property briefly comprises: - entrance hallway with storage, lounge with feature fire, kitchen with fitted wall and floor units and integrated oven and hob, two bedrooms and a bathroom WC.

Externally there is on street parking and a small-town garden to the front and a private rear yard. The property further benefits from double glazing and gas central heating.

For more information and to book a viewing, please call our Gosforth office on 0191 236 2070.

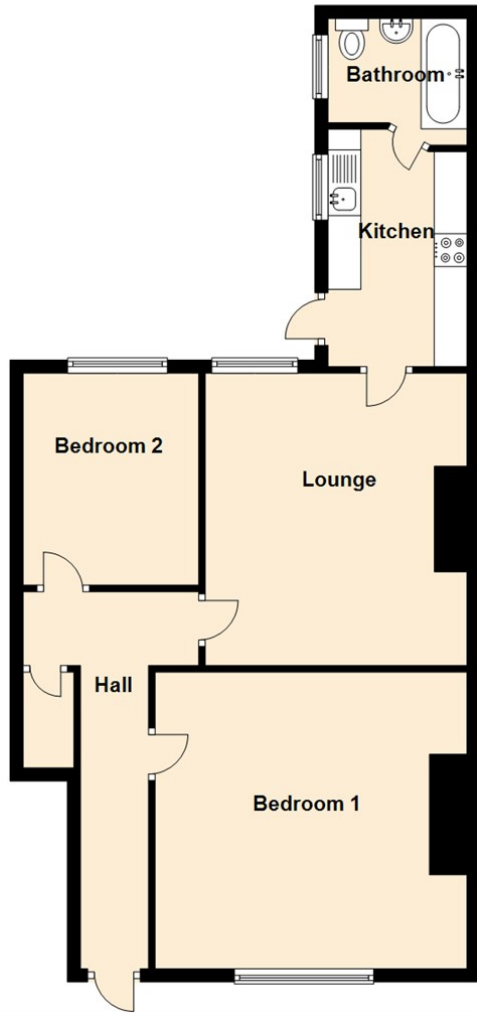
Tenure

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

Council Tax band *A*.



Ground Floor



The difference between house and home

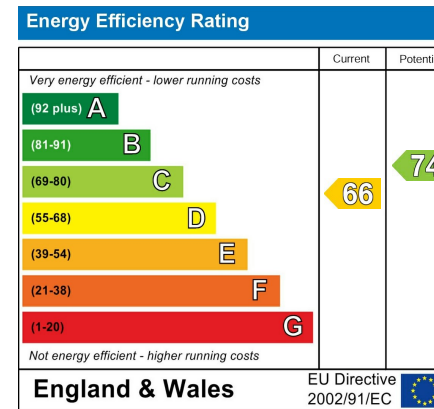
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Lounge 15'1" x 12'8" (4.60 x 3.88)

Kitchen 7'11" x 10'1" (2.42 x 3.08)

Bedroom One 15'10" x 13'9" (4.84 x 4.21)

Bedroom Two 8'2" x 10'10" (2.51 x 3.31)



Gosforth	0191 236 2070
Newcastle	0191 284 4050
High Heaton	0191 270 1122
Tynemouth	0191 257 2000
Low Fell	0191 487 0800
Property Management Centre	0191 236 2680



www.janforsterestates.com

