





- First Floor
- Popular Location
- Balcony
- Gas Central Heating
- Viewing Recommended
- Two Bedrooms
- Investment Opportunity
- Close To Amenities
- Double Glazing
- Call For More Information





This delightful, two-bedroom, first-floor flat is positioned in a popular area in, Gateshead, and is close to many local amenities, the Queen Elizabeth Hospital, good transport links and well-regarded schools.

The property would be an ideal investment opportunity.

Briefly comprising: - communal entrance and stairs to the first-floor landing, open plan lounge and dining room, kitchen with fitted wall and floor units and access to a balcony, two good-sized bedrooms, bathroom and a separate w.c. Further benefits include gas central heating, double glazing, and ample storage throughout. Externally, there is a permit parking available.

For more information and to book your viewing, please contact our Gateshead office on 0191 487 0800.

Tenure

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

Council Tax band *A*



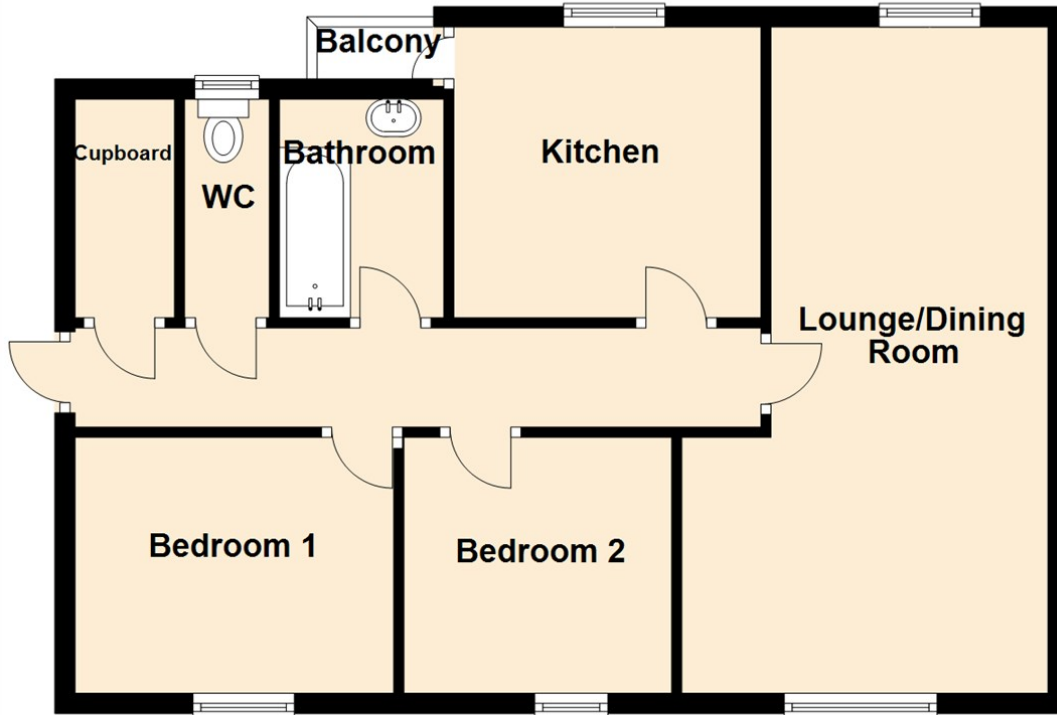
Lounge/Dining Room 21'8" x 11'8" (6.62 x 3.57)

Kitchen 9'10" x 9'4" (3.00 x 2.85)

Bedroom One 12'5" x 10'5" (3.80 x 3.20)

Bedroom Two 9'4" x 10'5" (2.86 x 3.20)

First Floor



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(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	

The difference between house and home

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