



- 2 Bed 4th Floor Apartment
- Highly Desirable Location
- Refitted Breakfasting Kitchen
- Ideal for a Professional Person/Couple

- Well Presented & Appointed
- Secure Entry & Lift
- Shower/WC

- Fabulous Views
- Dual Aspect Lounge
- Garage

A beautifully presented and appointed 2 bedroomed 4th floor apartment, with fabulous views over the dene towards the city. Built in 1968 within this highly desirable residential area, Dene Court is accessed via a secure entry system. A choice of stairs or lift take you to the 4th floor. The apartment itself has a 19' Reception Hall with LVT flooring and cloaks and storage cupboards. The spacious dual aspect Lounge enjoys stunning views over the city. The Breakfasting Kitchen is superbly fitted with a range of units, sink unit, breakfast bar, split level oven, microwave, 4 ring ceramic hob, plumbing for a dishwasher and great views. Bedroom 1 has a range of fitted wardrobes and, along with Bedroom 2, has wonderful views. The Shower/WC has been refurbished with a low level wc, wall mounted wash basin with storage under and mirror with integral light over, shower cubicle with rainhead and hand held showers, towel warmer and utility cupboard with plumbing for a washer.

Externally, the property stands in well tended communal grounds and there is a Garage in a block.

Dene Court is superbly situated, well placed for Jesmond Dene and Armstrong Bridge, with excellent shops, restaurants, cafes and pubs available in both Heaton and Jesmond. There is easy access to the A1058 Coast Road, with good road and public transport links into the city and to the coast.

**Reception Hall 19'6 x 3'4 (5.94m x 1.02m)**

**Lounge 16'0 x 13'4 (4.88m x 4.06m)**

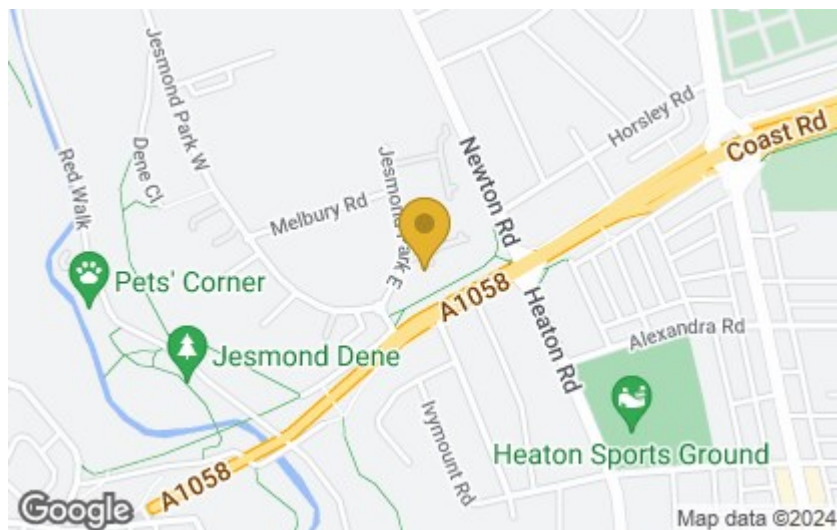
**Breakfasting Kitchen 13'6 x 8'4 (4.11m x 2.54m)**

**Bedroom 1 12'4 x 11'2 (3.76m x 3.40m)**

**Bedroom 2 11'8 x 7'6 (3.56m x 2.29m)**

**Shower/WC 11'8 x 7'6 (3.56m x 2.29m)**

**Garage**



Newcastle City Council 0191 2787878

Energy Performance: TBC

Council Tax Band: C

Distance from Ravenswood primary School: 0.6 miles

Distance from Jesmond Park Academy: 0.5 miles

Distance from Jesmond Metro Station: 1.2 miles

All distances are approximate

These particulars do not constitute or form part of an offer nor may they be regarded as representative. All interested parties must themselves verify their accuracy. It is not company policy for any gas, oil or electrical appliances to be tested and purchasers must satisfy themselves as to their working order. Measurements are approximate, floor plans are not to scale and are for illustration purposes only.