



43 Montagu Court

Gosforth



SANDERSON
YOUNG



43 Montagu Court Gosforth, NE3 4JL

This superb three bedroom, purpose built apartment, is located to the 15th floor of the tower block of the prestigious Montagu Court, Gosforth. Offering panoramic southerly views over Newcastle's Town Moor, Newcastle City Centre and Gosforth, this stunning apartment is finished to a very high specification and offers a generous and private south facing balcony, lift access and a private garage.

Originally constructed in 1963 by local architects Waring & Netts, Montagu Court is a landmark development that is ideally located on the highly regarded Montagu Avenue, with a concierge service, lift and stair access to all floors, as well as resident and visitors parking.

Price Guide:

Offers Over £525,000





Offering in excess of 1,900 sq.ft, the internal accommodation comprises: Communal entrance with concierge desk and secure entry phone system | Communal hallway with lift and stair access to all floors | Private entrance at the 15th floor level | Entrance hall with a cloaks cupboard | Guest WC | Fabulous dining room with stylish fitted storage and access to the private balcony | Sunken living room with feature fireplace and doors out onto the terrace | Refurbished kitchen/breakfast room with integrated appliances and modern cabinetry and quartz worktops.

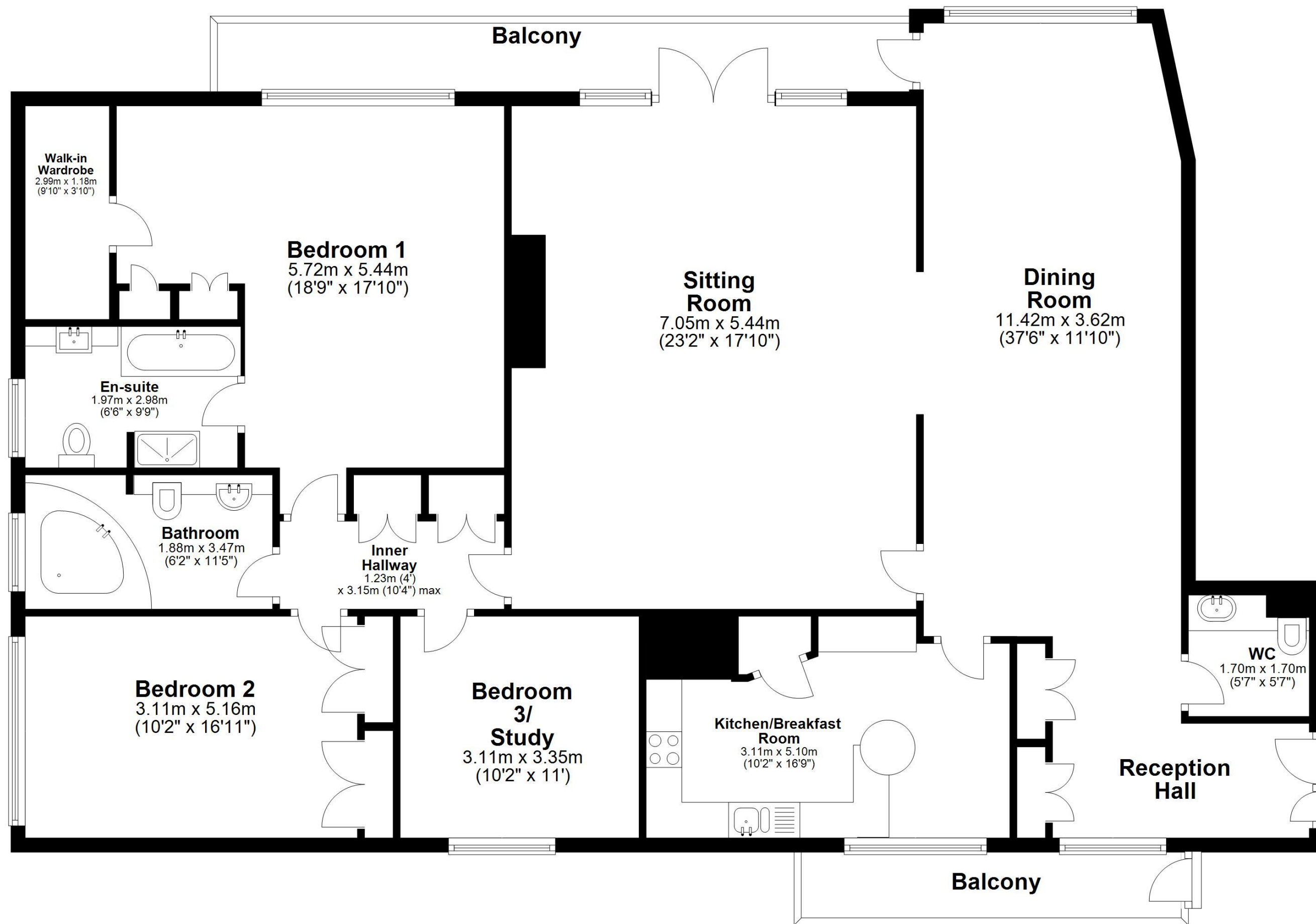
The rear hallway offers further storage and leads through to three bedrooms, of which two are comfortable doubles | Principal bedroom suite with dressing area and refitted ensuite with four piece suite | Guest double bedroom with fantastic views to the east and fitted wardrobes | Third bedroom/home office with built in cabinets, desk and access to rear balcony and fire escape | Family bathroom.



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Fifteenth Floor
Approx. 176.2 sq. metres (1897.0 sq. feet)



Total area: approx. 176.2 sq. metres (1897.0 sq. feet)
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Externally, the property offers a private balcony with glass balustrades and wonderful panoramic views towards Newcastle Town Moor and Newcastle City Centre. The apartment also enjoys the use of a private garage situated beneath the block.

Immaculately presented throughout and with new heating system, early viewings are deemed essential to fully appreciate the size and quality of accommodation on offer.

Services: Mains electric, gas, water & drainage | Gas Central Heating | Tenure: Leasehold with Share of Freehold | Council Tax: Band G | Energy Performance Certificate: Rating C

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