



40 Montagu Court

Gosforth





40 Montagu Court Gosforth, NE3 4JL

This wonderful, three bedroom purpose built apartment, is located on the 14th Floor of the Tower Block of the prestigious Montagu Court in Gosforth.

This stunning apartment is finished to the highest of standards and offers spectacular views over Newcastle's Town Moor and Newcastle City Centre from its generous private south west facing balcony. The apartment also benefits from lift and stair access, as well as a concierge service.

Price Guide:
3 1 2
Guide Price £575,000



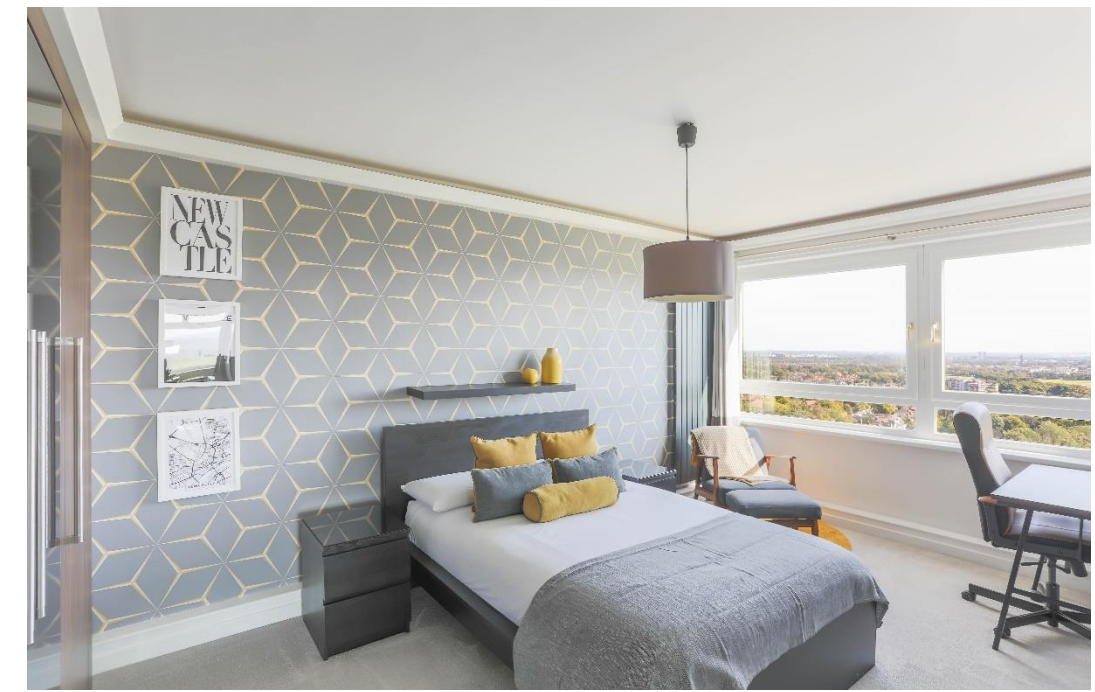
The internal accommodation comprises: Communal entrance with secure entry phone system | Communal hallway with lift and stair access to all floors | Private entrance at the 14th floor level | Entrance hall with cloaks cupboard | Stunning living and dining room with a sunken living area, with doors out onto the private balcony | Contemporary kitchen with granite worktops and 'Corian' breakfast bar, 'Franke' sink and taps, double oven, induction hob, dishwasher, wine cooler, microwave and American style fridge/freezer.

The hallway offers a cloaks cupboard and then leads through to three bedrooms, of which two are comfortable doubles | Principal bedroom suite with walk in dressing area and a modern refitted ensuite bathroom | Guest double bedroom with ensuite shower room | Third bedroom/home office with access to rear balcony/fire escape.

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Externally, the property offers a private balcony and wonderful panoramic views towards Newcastle City Centre. The apartment also enjoys the use of residents and visitors parking.

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

Services | Mains; Electricity, Gas, Water, Drainage | Tenure; Leasehold | Lease Term Remaining; 942 Years | Service Charge; £6144.33 Per Annum | Council Tax; Band G | Energy Performance Certificate; Rating TBC

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SANDERSON
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