



171 Links Road Cullercoats, North Shields, NE30 3TG

EXTENDED THREE BEDROOM SEMI-DETACHED HOUSE * STUNNING OPEN PLAN KITCHEN/FAMILY ROOM *

SPACIOUS LOUNGE WITH OPEN FIRE * DOWNSTAIRS WC * PLAYROOM / OFFICE * LOVELY SEA VIEW TO REAR

OFF STREET PARKING FOR TWO VEHICLES * BEAUTIFULLY PRESENTED THROUGHOUT * BOARDED LOFT SPACE

SOUGHT AFTER LOCATION SHORT WALK TO SEAFRONT * FANTASTIC FAMILY HOME * FREEHOLD * COUNCIL

TAX BAND B * ENERGY RATING D *

Offers Over £389,950

171 Links Road

Cullercoats, North Shields, NE30 3TG



- Extended Semi Detached House
- Downstairs WC
- Beautifully Presented
- Three Bedrooms
- Playroom/ Office
- Freehold
- Spacious Kitchen./ Family Room
- Off Street Parking For Two Vehicles
- Energy Rating D

Hallway

Lounge

14'0" + bay x 12'4" (4.27 + bay x 3.78)

Dining Area

9'11" x 8'3" (3.03 x 2.53)

Kitchen/Family Area

16'10" x 10'4" (5.14 x 3.15)

Kitchen Area

11'3" x 10'1" (3.45 x 3.08)

Playroom/Office

12'0" x 7'4" (3.68 x 2.25)

WC

6'1" x 2'1" (1.87 x 0.64)

Landing

Bedroom 1

13'8" max x 10'11" (4.17 max x 3.33)

Bedroom 2

10'4" ,ax x 10'11" (3.17 ,ax x 3.33)

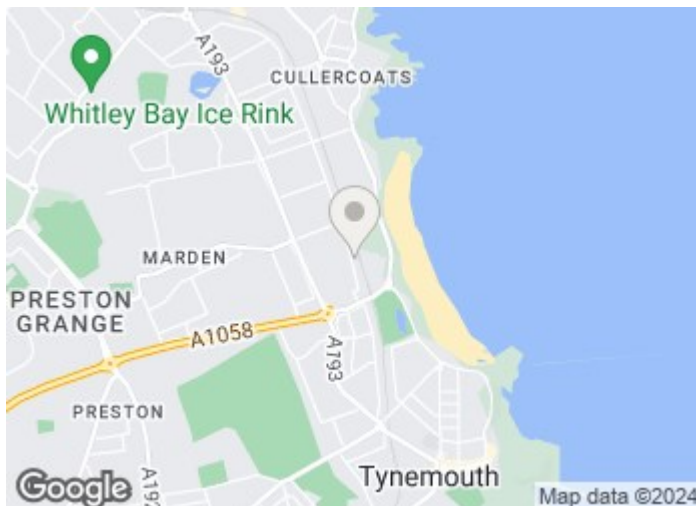
Bedroom 3

9'4" x 7'8" (2.85 x 2.35)

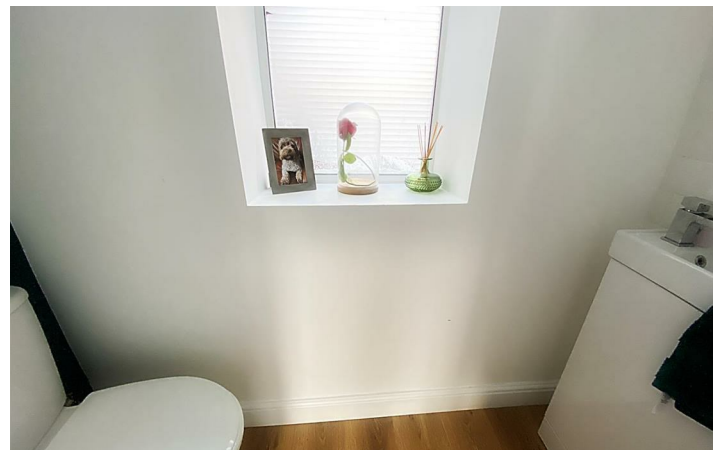
Bathroom

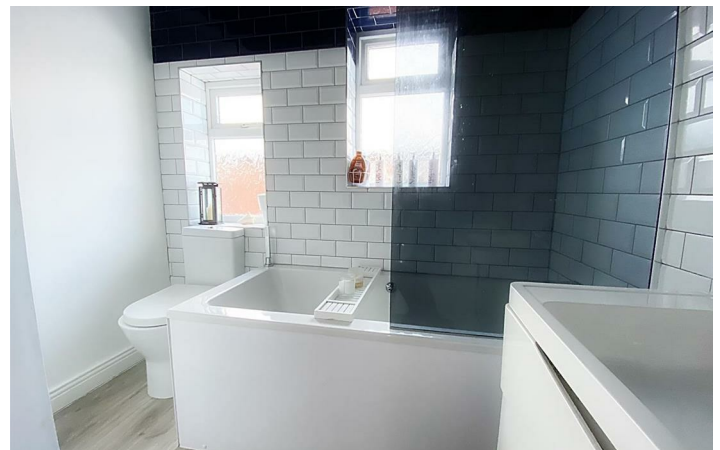
7'6" max x 8'0" max (2.31 max x 2.45 max)

External



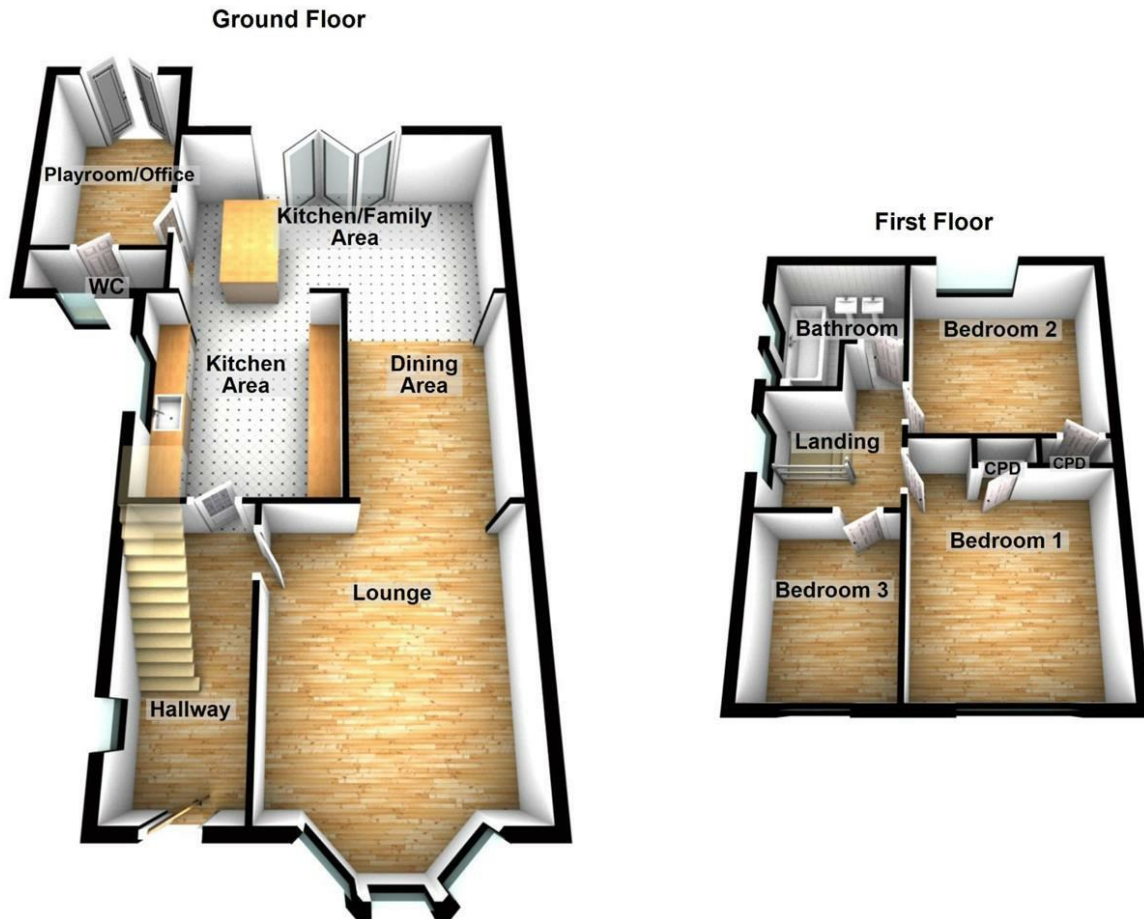
Directions







Floor Plan



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136 - 138 Station Road, Wallsend, Tyne & Wear, NE28 8QT
 Tel: 0191 295 3322 Email: info@next2buy.com <https://www.next2buy.com>

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		58	71
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	