



112 Lancaster Drive Hadrian Park, Wallsend, NE28 9TF

** THIS PROPERTY IS NOW "SALE AGREED" AND THERE ARE TO BE NO FURTHER VIEWINGS - WE WOULD LOVE TO HEAR FROM YOU IF YOU HAVE A PROPERTY TO SELL AND WANT ONE OF OUR "GONE" BOARDS TOO! PLEASE GET IN TOUCH **

** THREE BEDROOM DETACHED HOUSE ** GARAGE & OFF STREET PARKING FOR TWO VEHICLES **

MODERN KITCHEN ** SUN ROOM ** SNUG/STUDY ** SOUTH FACING REAR GARDEN ** CUL-DE-SAC LOCATION

LOVELY FAMILY HOME IN A SOUGHT AFTER LOCATION ** SOLAR PANELS ** FREEHOLD **

COUNCIL TAX BAND C ** ENERGY RATING C **

Offers Over £239,950

112 Lancaster Drive

Hadrian Park, Wallsend, NE28 9TF



- Three Bedroom Detached House
- Study/Snug
- Freehold
- Modern Kitchen
- Garage & Off Street Parking
- Council Tax Band C
- Sun Room
- Lovely South Facing Rear Garden
- Energy Rating C

Entrance Hallway

Lounge

14'8" x 11'5" (4.48 x 3.49)

Kitchen

14'7" x 9'2" (4.45 x 2.80)

Study/Snug

8'0" x 7'2" (2.45 x 2.19)

Sun Room

12'8" x 9'0" (3.88 x 2.75)

Landing

Bedroom 1

13'4" x 8'4" (4.07 x 2.56)

Bedroom 2

10'8" x 8'5" (3.26 x 2.57)

Bedroom 3

8'7" x 5'11" (2.62 x 1.81)

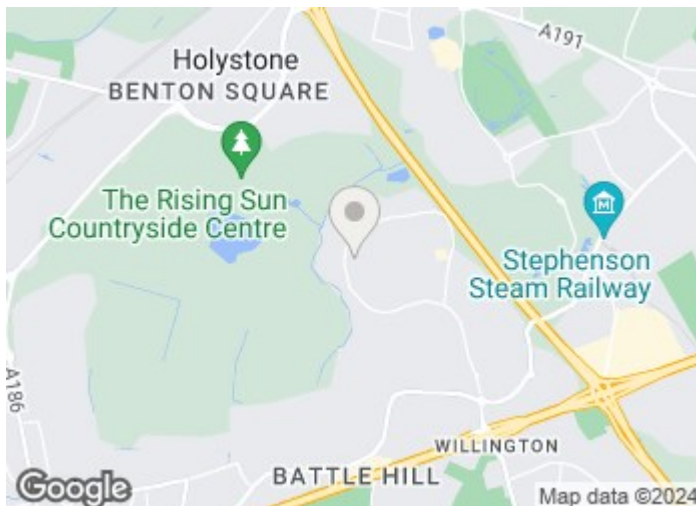
Bathroom

5'10" x 5'5" (1.80 x 1.66)

External

externally there is a garden

Broadband

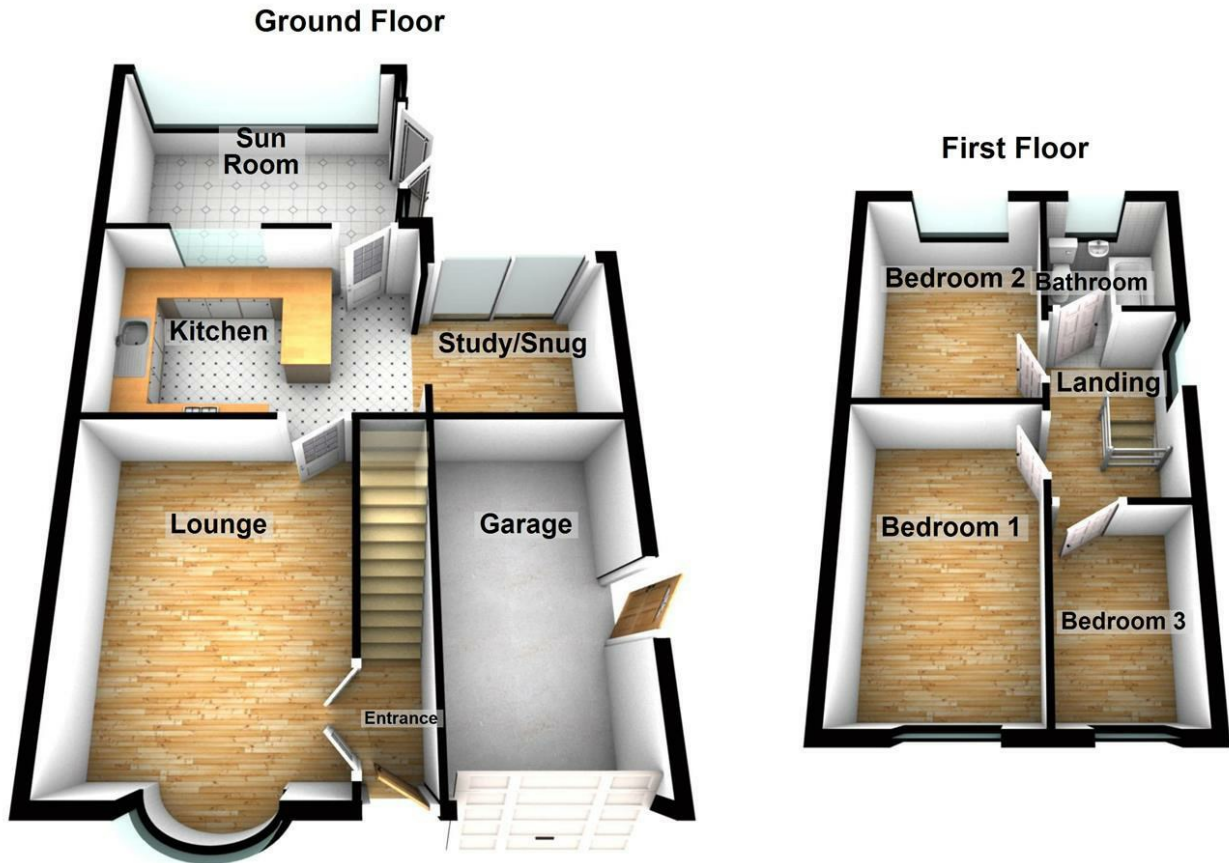


Directions





Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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			84
(69-80) C		71	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	