









115 Westbourne Avenue

Walkergate, Newcastle Upon Tyne, NE6 4HP

- ** 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 **
- ** EXTENDED TWO BEDROOM FIRST FLOOR FLAT ** POPULAR LOCATION ** IDEAL FIRST BUY **
- ** GARAGE TO REAR FOR STORAGE ** GOOD LINKS TO NEWCASTLE CITY CENTRE ** CHAIN FREE **
- ** LOW MAINTENANCE WESTERLY ASPECT GARDEN TO REAR ** COUNCIL TAX BAND A **
- ** 999 YEAR LEASE FROM 31ST JULY 2000 *ENERGY RATING C **









- Extended Two Bedroom First Floor Flat
- Great First Time Buy
- 999 Year Lease

Entrance

Double glazed door, stairs to first floor.

Lounge

13'9" x 13'2" max (4.20 x 4.02 max) At the time of marketing this Double glazed window, radiator, storage cupboard and coving.

Kitchen

12'2" x 11'3" (3.72 x 3.43)

Double glazed window, range of wall and floor units with counter tops, sink, oven and hob with extractor hood, breakfast bar, laminated flooring, coving and boiler.

Bedroom 1

13'2" x 10'0" (4.02 x 3.06)

Double glazed bay window, radiator and coving.

Bedroom 2

12'2" x 10'0" (3.71 x 3.06) Double glazed window, sliding

wardrobes, coving and radiator.

Bathroom

10'2" x 5'9" (3.10 x 1.76)

Double glazed window, radiator, three piece bathroom comprising of WC, wash hand basin, bath with over head shower and vinyl flooring.

- Popular Location
- Garage To Rear For Storage
- Council Tax Band

External

Fenced, small patio and garage for storage.

Broadband and Mobile

information is correct.

Broadband: Highest available Speeds: Download: 1000 Mbps

Upload: 1000 Mbps

Mobile: EE>Likely Three> Likely 02>Likley Vodafone>Likely

Flood Risks

At the time of marketing this information is correct. Yearly chance of flooding: Surface water: Medium Rivers and the sea: Very Low

Lease Information

Peppercorn Lease 999 Year Lease from31 July 2000.

- Good Links To Newcastle City Centre
- Chain Free
- Energy Rating C







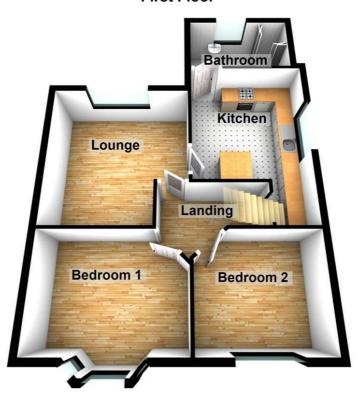






Floor Plan





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