next2buy property retailers make the next step easy

385 Station Road

, Wallsend, NE28 8DT

** EXTERNAL IMAGES COMING SOON ** BEAUTIFULLY PRESENTED ** SEMI-DETACHED HOUSE **

** TWO RECEPTION ROOMS ** WAS ORIGINALLY TWO BEDROOMS NOW THREE **

** WEST FACING REAR GARDEN ** DOWNSTAIRS WC ** UTILITY ROOM ** OFF STREET PARKING **

** READY TO MOVE INTO ** CLOSE TO LOCAL AMENITIES, SCHOOLS AND MAJOR ROAD LINKS **

** CONSERVATORY ** COUNCIL TAX BAND B ** ENERGY RATING D ** FREEHOLD **

Offers Over £195,000

2 1 2 D

- Beautifully Presented
- Three Bedroom Semi Detached House
- Two Reception Rooms
- Conservatory, Utility and Downstairs WC
- Close to Local Amenities, Schools and Major Road Links
- Westerly Facing Rear Garden
- Off Street Parking
- Council Tax Band B
- Energy Rating D

Porch
Composite entrance door, double glazed windows, inner door leading into the hallway.

Hallway
Wood effect flooring, stairs to the first floor landing, radiator, access to wc and utility room

Downstairs WC
4'6" x 3'4" (1.38 x 1.04)
Wood effect flooring, WC, wash hand basin.

Utility
6'5" x 3'9" (1.97 x 1.16)
Wood effect flooring, plumed for washing machine

Dining Room
11'3" x 9'9" min (3.43 x 2.99 min)
Open plan into the conservatory, storage cupboards, decorative panelling and coving to ceiling, wooden effect flooring also access to kitchen.

Conservatory
8'9" x 7'9" (2.68 x 2.37)
Double glazed windows, double glazed door leading out to the rear garden, wood effect flooring.

Kitchen
8'7" x 6'3" (2.63 x 1.91)
Recently updated with range of wall and base units with work surfaces over, sink unit, built in oven and hob with overhead extractor hood, double glazed window and wood effect flooring.

Lounge
14'4" x 13'8" into bay (4.39 x 4.19 into bay)
Double glazed bay window with plantation shutters, media wall with electric fire, decorative panelling and coving, radiator.

Stairs to First Floor
leading to..

Landing
12'7" x 5'2" (3.86 x 1.60)
Access to bedrooms and bathroom.

Bedroom 1
14'2" x 11'4" max (4.32 x 3.46 max)
Double glazed window, plantation shutters , radiator.

Bedroom 2
10'0" x 9'10" (3.07 x 3.02)
Two double glazed windows, plantation shutters, radiator.

Bedroom 3
9'2" x 7'8" (2.80 x 2.36)
Double glazed window, plantation shutters and radiator.

Shower Room
7'10" x 6'10" (2.40 x 2.09)
Comprising; walk in shower, WC and wash hand basin set in vanity unit, two double glazed windows, ladder style radiator, part panelling to walls, tiled floor and spotlights to ceiling .

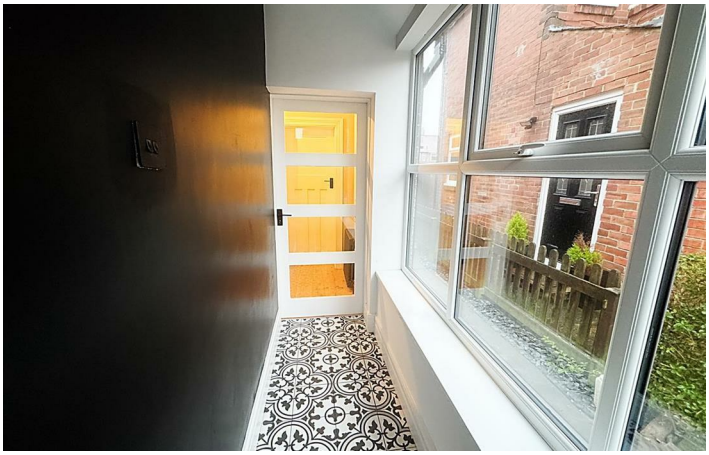
External
Externally the front garden is block paved and provides space for off street parking. There is a lengthy west facing garden to the rear which is mostly paved for low maintenance.

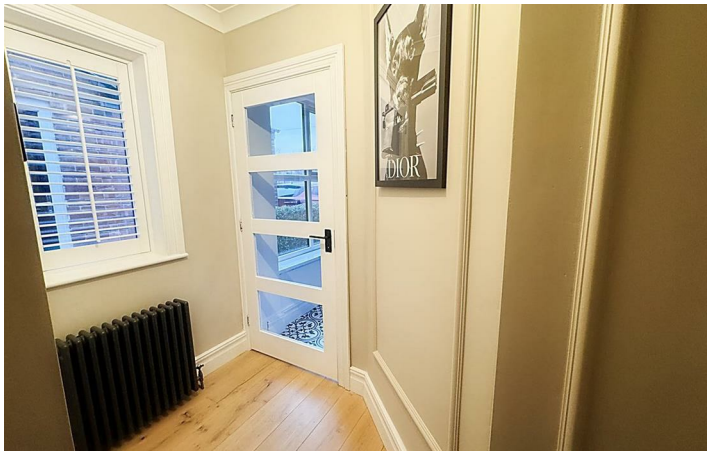
Material Information
BROADBAND AND MOBILE:
At the time of marketing we believe this information is correct, for further information please visit
https://checker.ofcom.org.uk
EE-Good outdoor and in-home
O2-Good outdoor
Three-UK-Good outdoor, variable in-home
Vodafone-Good outdoor

We recommend potential purchasers contact the relevant suppliers before proceeding to purchase the property.

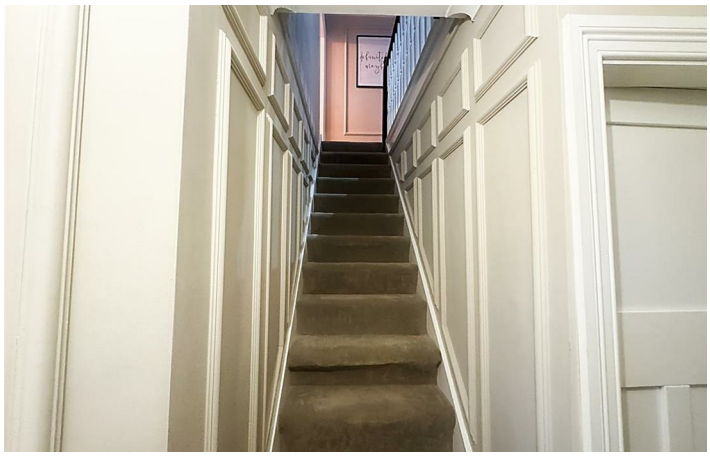
FLOOD RISK:
Yearly chance of flooding:
Surface water: Very low.
Rivers and the sea: Very low.

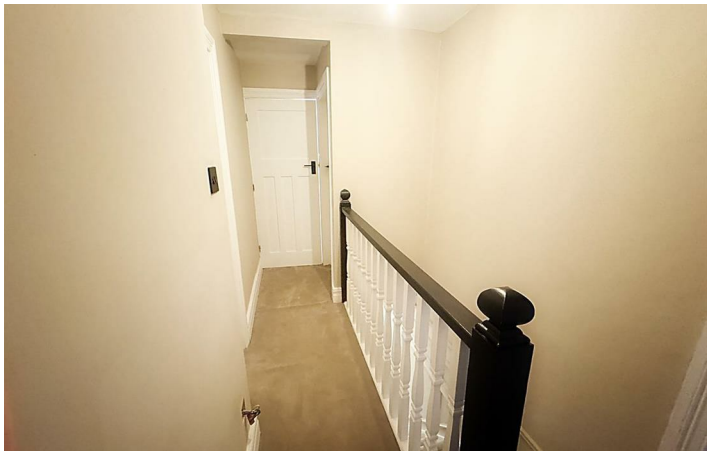
CONSTRUCTION:
Traditional
This information must be confirmed via your surveyor and legal representative.



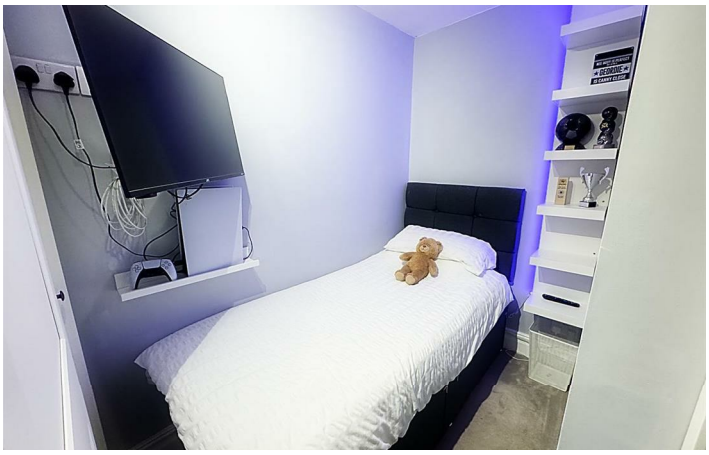

DIOR

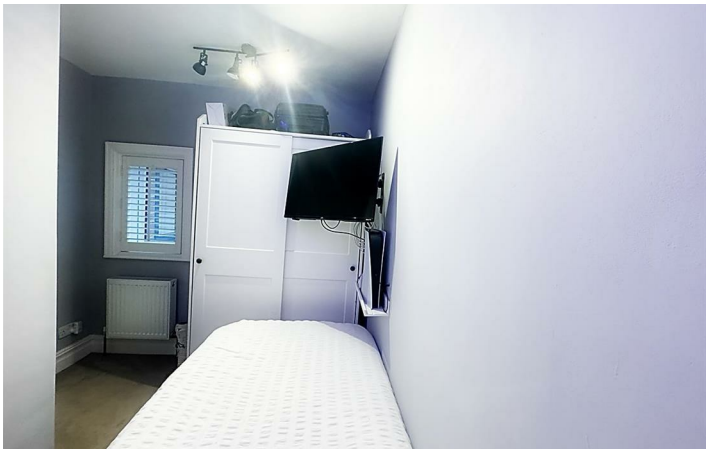
RALPH LAUREN



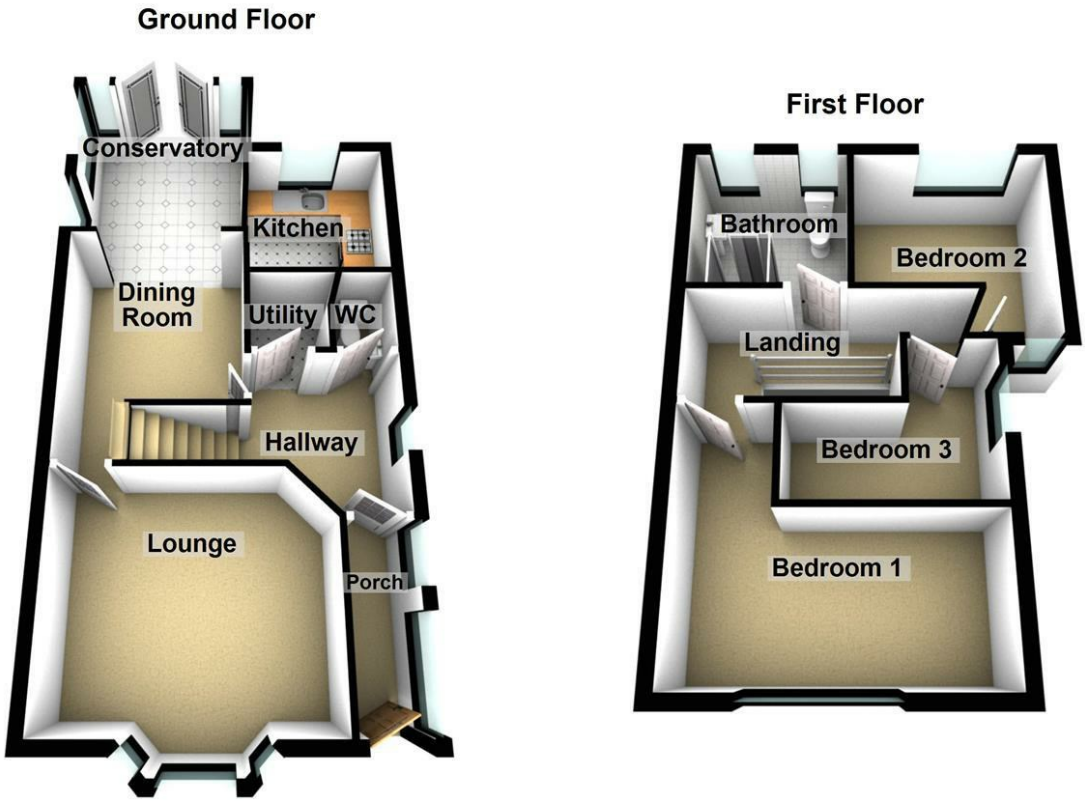


Love





Floor Plan



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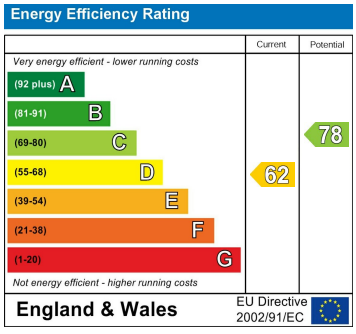

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