

31 Finsbury Avenue Walker, Newcastle Upon Tyne, NE6 4BQ

** THREE BEDROOM END TERRACE HOUSE ** SPACIOUS LOUNGE ** DOWNSTAIRS W/C **

** FREEHOLD & CHAIN FREE ** SEPARATE UTILITY ** OFF STREET PARKING FOR TWO VEHICLES **

GENEROUS CORNER PLOT ** LENGTHY REAR GARDEN ** CLOSE TO AMENITIES & SCHOOLS **

** COUNCIL TAX BAND A ** EPC RATING D **

Offers Over £124,950

31 Finsbury Avenue

Walker, Newcastle Upon Tyne, NE6 4BQ



- Three Bedroom End Terrace House
- Kitchen With Separate Utility
- Chain Free
- Spacious Lounge
- Off Street Parking For Two Vehicles
- Council Tax Band A
- Downstairs W/C
- Freehold
- EPC Rating D

Porch

5'1" 3'5" (1.57 x 1.06)

Hall

Lounge

15'3" x 11'10" (4.66 x 3.62)

Kitchen

11'11" x 9'5" (3.64 x 2.88)

Utility

5'10" x 5'6" (1.80 x 1.69)

Downstairs W/C

6'0" x 3'6" (1.83 x 1.09)

Landing

Bedroom 1

10'10" x 13'3" (3.31 x 4.06)

Bedroom 2

10'4" x 8'3" (3.17 x 2.53)

Bedroom 3

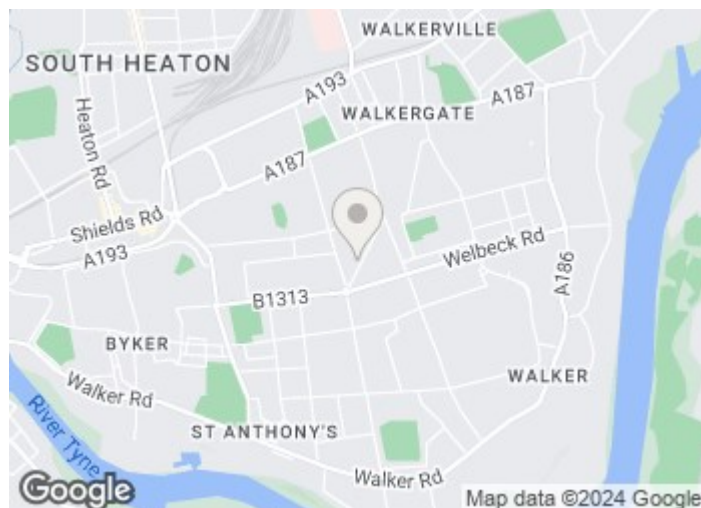
10'0" x 7'3" (3.07 x 2.23)

Bathroom

7'6" x 4'1" (2.31 x 1.27)

External

Non Traditional Construction

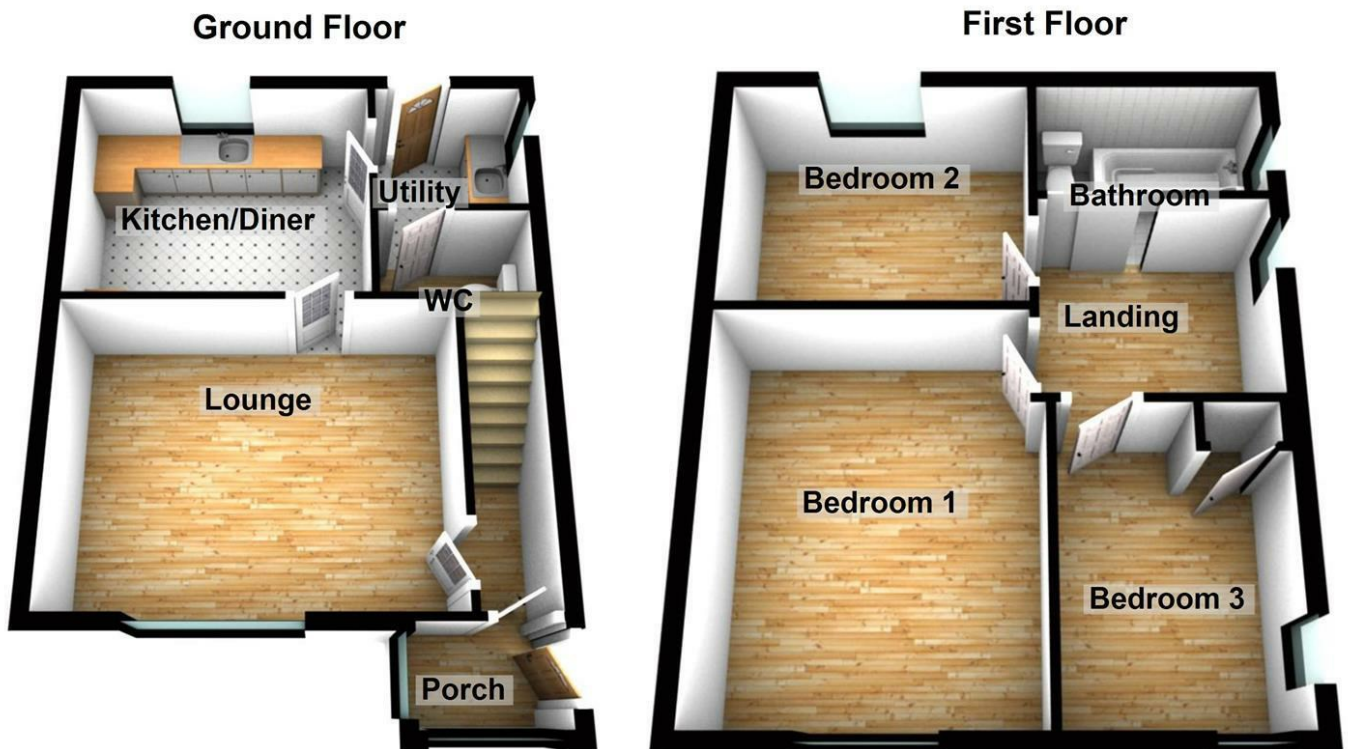


Directions





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.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			85
(81-91) B			
(69-80) C			
(55-68) D		59	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	