



- 2/3 Bedroomed Double Fronted Detached Bungalow
- Lounge with Fireplace, Bay & Distant Views
- Well Stocked Gardens; Cellar
- Buyer Pays Fees

- Sought After Location, in Need of Updating
- Dining/Bedroom 1 with Fireplace, Bay & Views
- For Sale by Modern Auction - T & C's Apply

- Entrance & Reception Halls
- Breakfasting Kitchen
- Starting Bid with Reserve

FOR SALE BY MODERN AUCTION A rare opportunity to purchase a 2/3 bedrooed double fronted, detached bungalow on Dunston Bank, a sought after residential area. Originally built in the 1920's and retaining some lovely period features, this property would now benefit from some updating and presents a fabulous opportunity to create a superb home, to the purchasers' own taste and requirements. With gas fired central heating and sealed unit double glazing, the Entrance Hall, with arched window and door incorporating original stained and leaded lights, leads to the Reception Hall, with deep covered ceiling. The focal point of the Lounge is a superb original tiled fireplace and there is a deep covered ceiling and bay window with distant views towards Newcastle. The Dining/Bedroom 1 would also make a fine master bedroom, with coal effect electric fire within a minster style surround, deep covered ceiling and bay with views. The Breakfasting Kitchen is fitted with a sink unit with cupboards under, panelled walls and a pantry. Bedrooms 2 and 3 are both to the rear. The Bathroom/WC has a low level wc, pedestal washbasin and panelled bath with fully tiled walls and floor. There is also an attached Garage with up and over door.

Externally, the Front Garden is stocked with a range of conifers and other shrubs. There is also a block paved path and driveway to the garage. The Rear Garden has a tiled patio area, lawn and range of mature shrubs and conifer hedge.

Dunston Hill is a desirable location, with good road links into Dunston and to Whickham, as well as Gateshead, Newcastle city centre and the MetroCentre.

Entrance Hall 6'0 x 4'0 (1.83m x 1.22m)

ReceptionHall 11'3 x 6'0 (3.43m x 1.83m)

Lounge 12'3 x 15'9 (into bay) (3.73m x 4.80m (into bay))

Dining/Bedroom 1 12'3 x 15'8 (into bay) (3.73m x 4.78m (into bay))

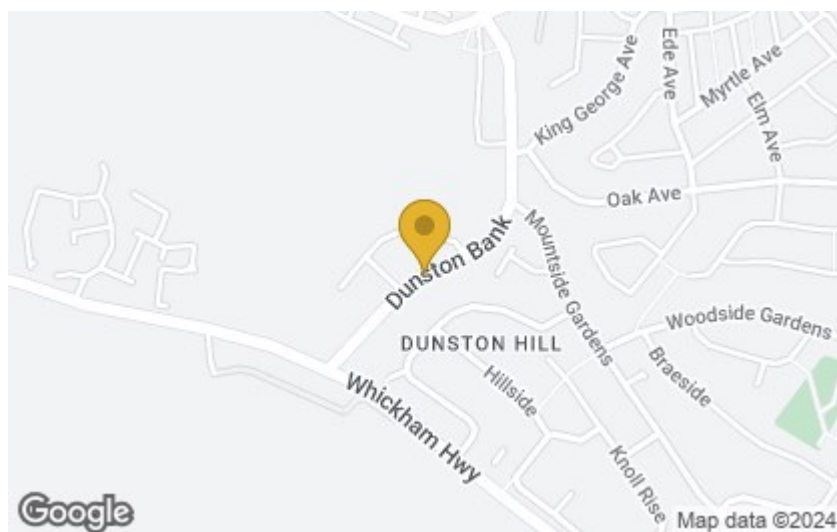
Breakfasting Kitchen 12'3 x 9'10 (3.73m x 3.00m)

Bedroom 2 14'0 x 11'2 (4.27m x 3.40m)

Bedroom 3 10'4 x 10'1 (3.15m x 3.07m)

Bathroom/WC 9'2 x 6'3 (2.79m x 1.91m)

Garage



Energy Performance: Current D Potential B

Council Tax Band: D

Gateshead Council

All distances are approximate

These particulars do not constitute or form part of an offer nor may they be regarded as representative. All interested parties must themselves verify their accuracy. It is not company policy for any gas, oil or electrical appliances to be tested and purchasers must satisfy themselves as to their working order. Measurements are approximate, floor plans are not to scale and are for illustration purposes only.