

Apartment 81, Hanover Street

Newcastle Upon Tyne, NE1 3AB

Offers Over £155,000

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This modern apartment offers stunning river views and is perfectly situated in the heart of the city, providing easy access to all amenities with NO CHAIN.

The apartment features an open-plan, spacious lounge/diner with large picture windows on two elevations, maximizing natural light and offering excellent views across the River Tyne. It includes a lovely south-facing balcony with room for a table and two chairs.

The well-fitted kitchen includes a full range of modern appliances and plenty of cupboard and bench space, featuring an integrated fridge freezer, oven, hob, extractor, and dishwasher.

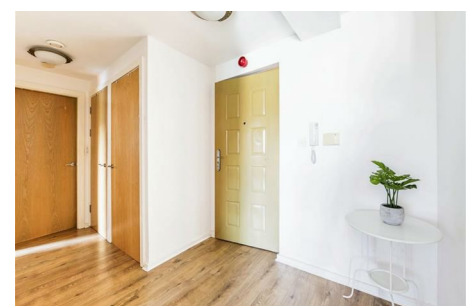
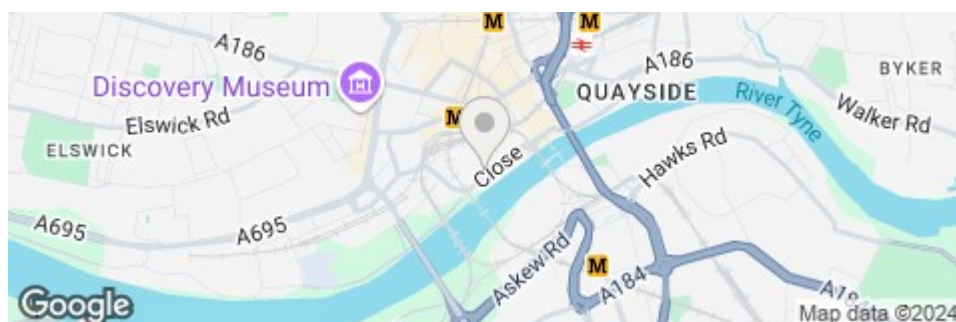
The modern bathroom is fully tiled and equipped with a shower over the bath and a luxury sink unit. Both bedrooms are generously sized, providing ample space and comfort. They accommodate double beds with additional bedroom furniture and offer views of the river.

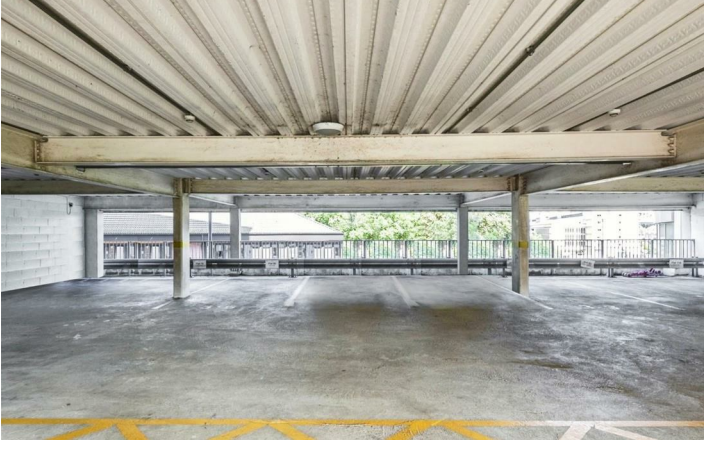
Residents have their own allocated secure car parking nearby. The property is leasehold, with 109 years remaining on the lease, a ground rent of £389.22 per year, and an annual service charge of £2,300 (variable). An intercom facility provides extra security.

The apartment features a fiber optic internet connection with speeds up to 200 Mbps and 5G mobile coverage.


Hanover Mill combines historic charm with contemporary living. Situated on the iconic Newcastle Quayside, it offers a vibrant social scene with numerous bars, restaurants, and cultural landmarks within walking distance. Enjoy leisure activities along the waterfront, including scenic walking and cycling routes.

Ideal for professionals, couples, or investors, this property boasts strong rental demand and potential for capital growth, with a monthly rental income of approximately £1,200.





Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B	79	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

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.

- Stunning river views from your private balcony
- Two double bedroom apartment
- Open-plan lounge/kitchen/diner
- Two storage cupboards, one containing washing machine
- 5G mobile coverage
- Secure entry/intercom system
- Allocated parking space
- Prime city centre, Quayside location
- Furniture can be included in the sale
- 107 years remaining on the lease

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