

FREEHOLD



House - Semi-Detached

87 WINSHIELDS,  
CRAMLINGTON, NE23  
6JD

Asking price

£169,950

FEATURES

- Chain Free
- Freehold
- Garden
- Semi-Detached
- Probate Granted
- Garage
- Great location
- Modernisation Needed



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PROPERTY SALES & MANAGEMENT

# 3 Bedroom House - Semi-Detached located in Cramlington

Call us on

020 3859 5311

[info@theestatesagent.co.uk](mailto:info@theestatesagent.co.uk)

**\*\*PRICE REDUCTION\*\*** Welcome to an exciting modernisation project - a 3-bedroom semi-detached house with a garage, side access, and a garden. This property offers the canvas to create a contemporary and personalised living space in a convenient location.

**Key Features:**

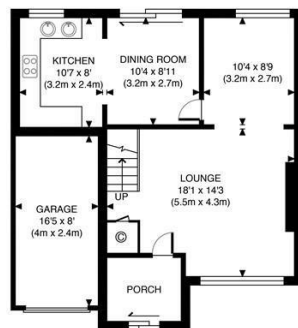
**Spacious Layout:** The house boasts a spacious layout, providing room for modernisation and customisation to match your design preferences.

**Three Comfortable Bedrooms:** Enjoy the luxury of three well-sized bedrooms, perfect for a growing family or creating individual retreats.

**Garage:** The inclusion of a garage adds both practicality and storage space to the property.



FIRST FLOOR  
 GROSS INTERNAL FLOOR AREA 644 SQ FT

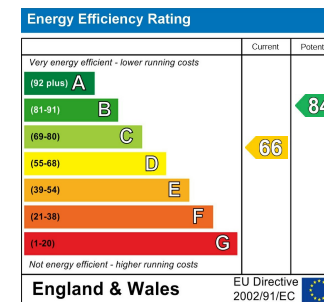


GROUND FLOOR  
 GROSS INTERNAL FLOOR AREA WITH GARAGE 724 SQ FT  
 FLOOR AREA WITHOUT GARAGE 572 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA WITH GARAGE 1368 SQ FT / 127 SQM APPROX. GROSS INTERNAL FLOOR AREA WITHOUT GARAGE 1216 SQ FT / 113 SQM	Winshields
Disclaimer: Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation	date 08/11/23 

Council Tax Band

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.