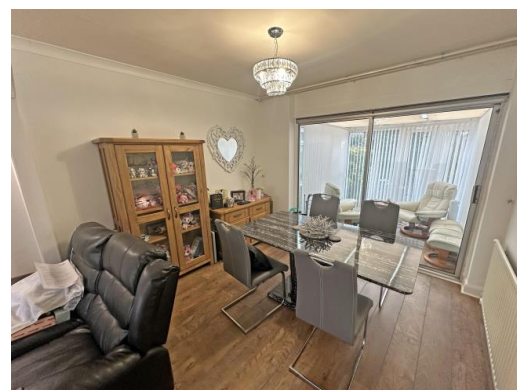




St Anselm Road

North Shields, NE29 8BG

A three bedroom semi detached home situated on St Anselm Road, North Shields. The accommodation comprises; entrance hall, lounge, dining area, conservatory, extended kitchen, utility room and cloakroom/wc. To the first floor there are three bedrooms and a bathroom/wc. Externally there is block paving to the front leading to a single garage and a garden to the rear. An ideal family home.



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Entrance Hall

Via double glazed door. Stairs to first floor, laminate flooring and radiator.

Lounge

Wall lights, laminate flooring, radiator and double glazed window to front.



Dining Room

Laminate flooring, radiator and double glazed patio doors to;



Conservatory

Double glazed with double glazed double doors to rear.



Kitchen

Modern matching base and wall units with work surfaces over, stainless steel sink and drainer with mixer tap, built in oven with four ring gas hob, stainless steel extractor fan over, plumbing for a washing machine, radiator and double glazed window to rear.



Utility Area

Combi boiler and double glazed door to rear.

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WC

Hand wash basin, low level WC, heated towel rail and frosted double glazed window to rear.

Landing

Loft access and frosted double glazed window to side.

Bedroom One

Built in wardrobe, radiator and double glazed bay window to front.



Bedroom Two

Range of built in wardrobes, laminate flooring, radiator and double glazed window to rear.



Bedroom Three

Radiator double glazed window to front.

Bathroom

Three piece bathroom suite comprising; panelled bath with shower over, pedestal hand wash basin and low level WC. Tiled walls, tiled floors, heated towel rail and frosted double glazed window to rear.



External

Front

Block paved with drive leading to single garage.

Garage

Rolled door.

Rear Garden



Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		

Please Note: All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property.

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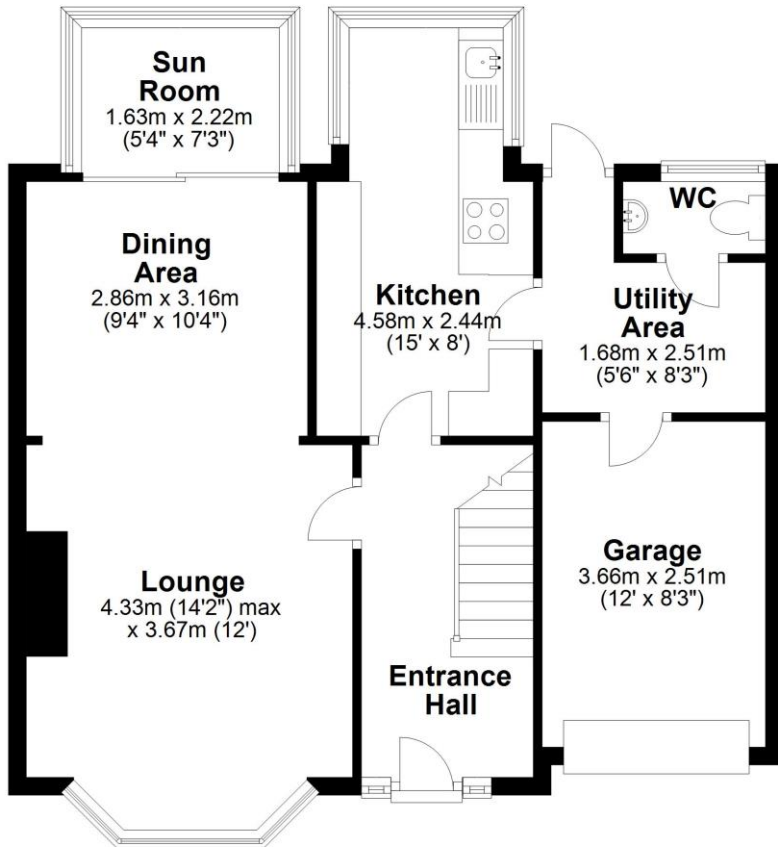
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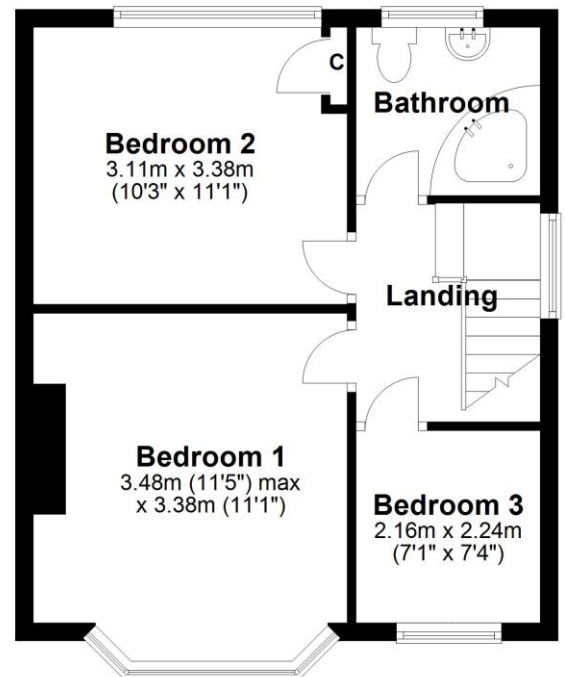
Ground Floor

Approx. 61.9 sq. metres (666.5 sq. feet)



First Floor

Approx. 38.5 sq. metres (414.1 sq. feet)



Total area: approx. 100.4 sq. metres (1080.6 sq. feet)

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- Arrange a mortgage
- Select a local solicitor

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The floor plan is for illustrative purposes and is not to scale. Where measurements are shown, these are approximate and should not be relied upon. Sanitary ware and kitchen fittings are representative only and approximate to actual position, shape and style. No liability is accepted in respect of any consequential loss arising from the use of this plan.

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