



ASKING PRICE

**£79,950**

**Mindrum Terrace**

North Shields, NE29 7AL



Fresh Property Centre welcome to the market this charming two-bedroom ground floor flat located on Mindrum Terrace, North Shields. This delightful property offers a perfect opportunity for first-time buyers seeking a comfortable and convenient home.

Upon entering, you will find a welcoming reception room. The flat features two well-proportioned bedrooms, ideal for accommodating guests or creating a personal study. The kitchen and shower room are conveniently situated, ensuring ease of access for all residents. Externally there is a private yard, offering outdoor space for enjoying the fresh air.

Situated near local transport links, residents will enjoy easy access to the wider area, making commuting and exploring the surrounding neighbourhoods a breeze.

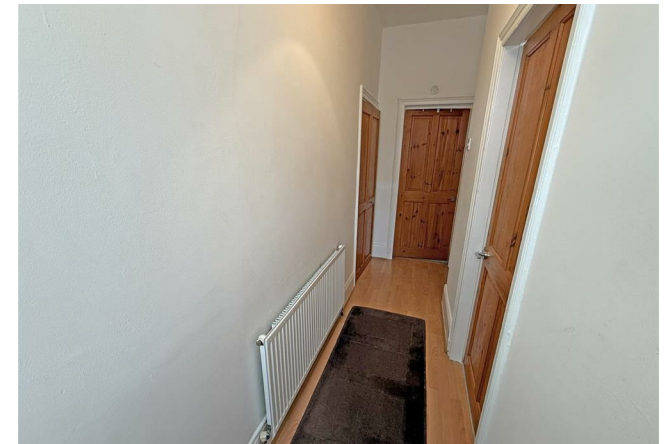
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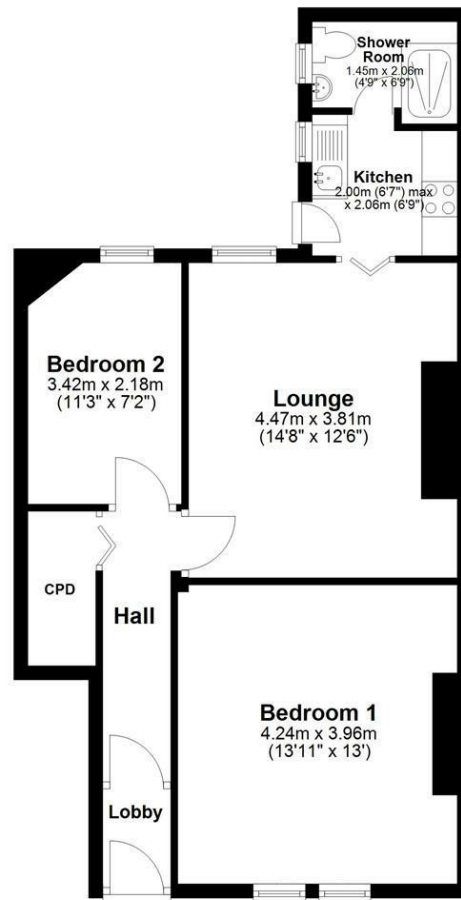








**Ground Floor**  
Approx. 57.4 sq. metres (617.6 sq. feet)



Total area: approx. 57.4 sq. metres (617.6 sq. feet)

**LOCAL AUTHORITY**

North tyneside

**TENURE**

Leasehold

**COUNCIL TAX BAND**

A

**VIEWINGS**

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		75
(55-68) D	58	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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/tenants are advised to recheck the measurements



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