



Tewkesbury Road, West Denton Park

- First floor flat
- Two bedrooms
- Modern fitted kitchen
- Bathroom/w.c
- Allocated parking space

£80,000

EPC:- D



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ROOK
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Tewkesbury Road,

West Denton Park, NE15 8UR

This well presented two bedroom first floor flat is situated on Tewkesbury Road in West Denton Park. This property provides gas radiator heating and double glazing and has accommodation briefly comprising an entrance hall, stairs upto the landing, lounge with views to the front, modern kitchen, two bedrooms and a bathroom/wc. Externally there is a large enclosed rear garden.

Rook Matthews Sayer would highly recommend an internal viewing to appreciate the accommodation and location on offer.

ENTRANCE HALL

Stairs up to the first floor.

LANDING

Loft access and cupboard housing central heating boiler.

LOUNGE 14' 10" x 8' 0" (4.52m x 2.44m)

Double glazed window to the front, central heating radiator, television point and coving to ceiling.

KITCHEN 8' 8" x 7' 8" (2.64m x 2.34m) (Including fitted units)

Fitted with a range of wall and base units with work surfaces over, stainless steel sink with mixer tap and drainer, gas cooker point, plumbing for an automatic washing machine, tiled flooring and a double glazed window.

BEDROOM ONE 12' 4" x 10' 1" (3.76m x 3.07m)

Double glazed window to the front, central heating radiator, laminate flooring and storage cupboard.

BEDROOM TWO 10' 1" x 8' 7" (3.07m x 2.61m)

Double glazed window to the rear, central heating radiator and laminate flooring.

BATHROOM/W.C

Fitted with a three piece white bathroom suite comprising low level w.c, pedestal wash hand basin, bath with shower over, tiled walls and flooring.

EXTERNALLY

Enclosed rear garden which is mainly laid to lawn. There is also an allocated parking space located on Pangbourne Close.

TENURE

Lease, ground rent and maintenance details have been provided by the seller however the accuracy cannot be guaranteed as we have been unable to verify them by means of current documentation. Should you proceed with the purchase of this property, these details must be verified by your Solicitor.

WD2241/CS/EM/13.07.2020/V.1



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