

FOR  
SALE

DUKESFIELD, EARSDON VIEW NE27 0DR  
£132,000



#### 2 BEDROOM FLAT/APARTMENT

- TWO BEDROOM TOP FLOOR APARTMENT
- WELL PRESENTED THROUGHOUT
- RECEPTION ROOM
- OPEN PLAN KITCHEN
- BATHROOM WC & ENSUITE WC
- ALLOCATED PARKING SPACE & VISITOR PARKING
- NO UPPER CHAIN
- EPC RATING B

[VIEW PROPERTY](#)

COMMUNAL ENTRANCE

ENTRANCE HALLWAY

RECEPTION ROOM  
13'3 x 13'1

KITCHEN  
8 x 6'2

BEDROOM  
17'1 x 9'3

ENSUITE  
6'6 x 5'7

BEDROOM  
11'7 x 6'7

BATHROOM WC  
6'6 x 5'6

COMMUNAL GARDENS & ALLOCATED PARKING

## DUKESFIELD, EARSDON VIEW NE27 0DR

This modern, well presented top floor apartment was built in 2012 and located within a popular residential area. It boasts a wealth of modern features, has no upper chain and is ideal for professionals and young couples.

With over 610 square feet of accommodation on offer, this modern property consists of an entrance hallway with wall mounted access intercom and built in storage cupboard, a light and elegant reception room with space for a dining table and open plan to the kitchen. The kitchen benefits from a range of units with contrasting worktops and integrated appliances including single oven, gas hob, chimney hood, dishwasher, fridge freezer and washing machine. There are two bedrooms, one with ensuite including a walk in shower, pedestal washbasin and low level WC, the other bedroom includes wardrobes. There is also a bathroom benefiting from a bath with shower attachment, pedestal washbasin and low level WC. Externally there is an allocated car parking space, visitor parking and well maintained communal gardens.

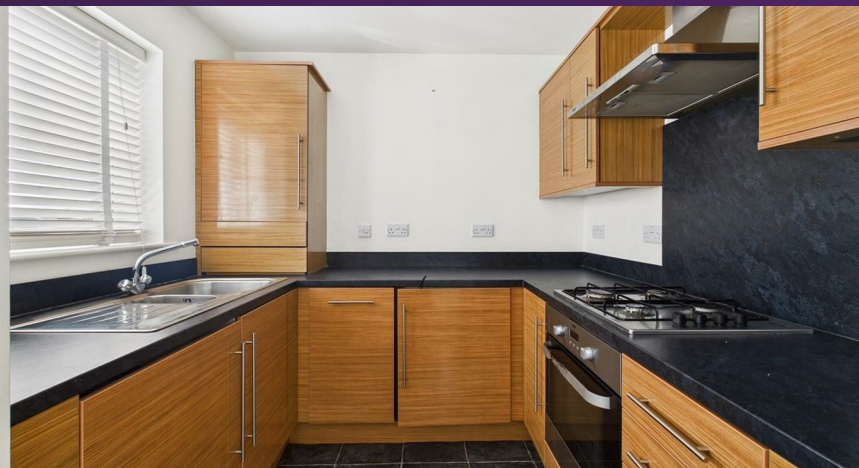
The amazing condition and superb layout of this property makes for an exciting opportunity which can only truly be appreciated by a visit.

Conveniently situated half way between the coast and Newcastle city centre and just off the A19, Earsdon View offers a wide range of contemporary homes particularly favoured by growing families and busy professionals. Well served by many of the borough's best schools and on the doorstep, the local Waggonways, a network of routes originally used for hauling coal, are perfect for enjoying the surrounding countryside and wildlife on the foot or by cycle.



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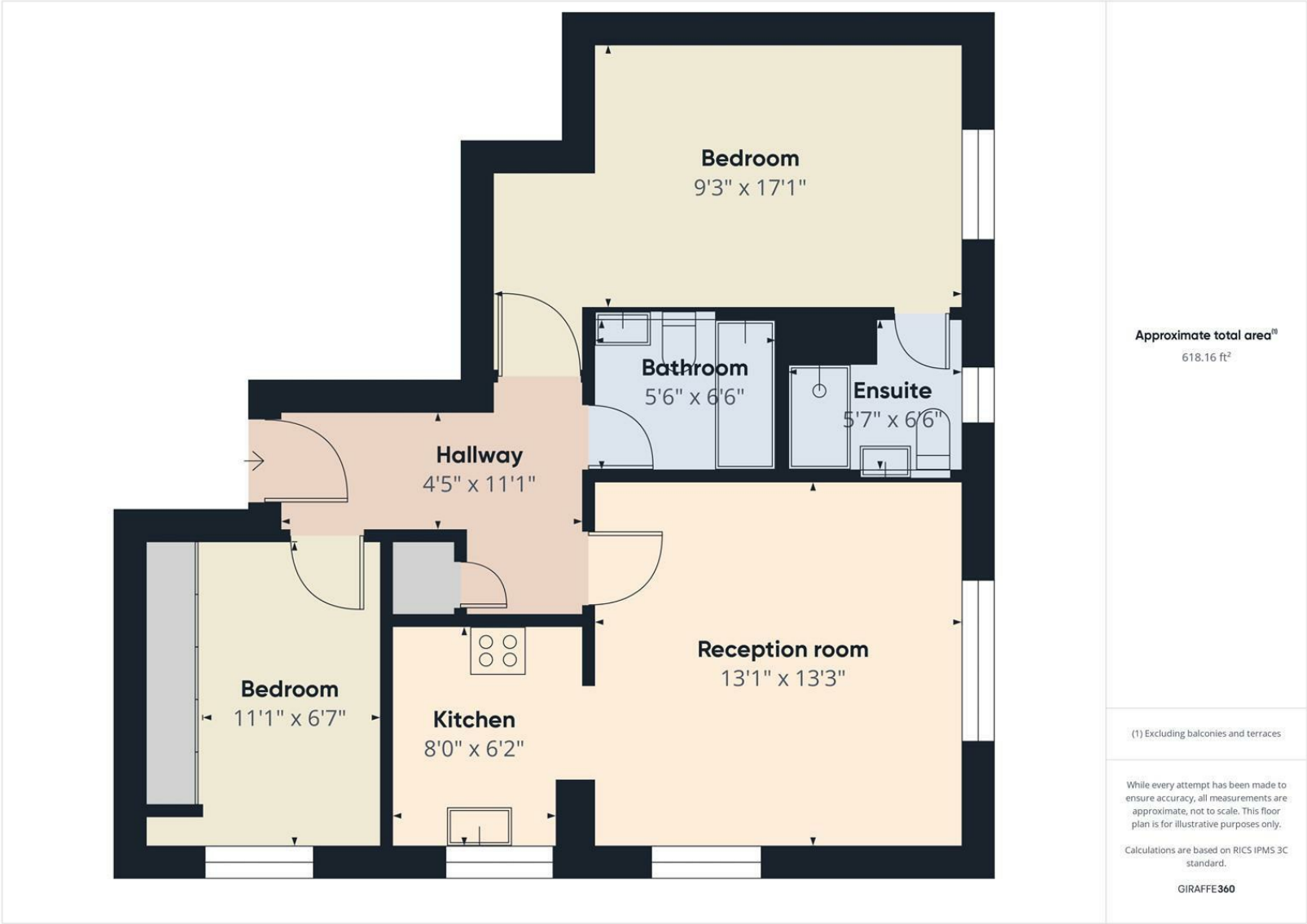
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SMOKE ALARMS

It is important that, where not already fitted, suitable smoke alarms are installed for the personal safety of the occupants of the property. These must be regularly tested and checked.

APPLIANCES AND SERVICES

The mention of any appliances and/or services within these sales particulars does not imply that they are in full and efficient working order.

VIEW PROPERTY



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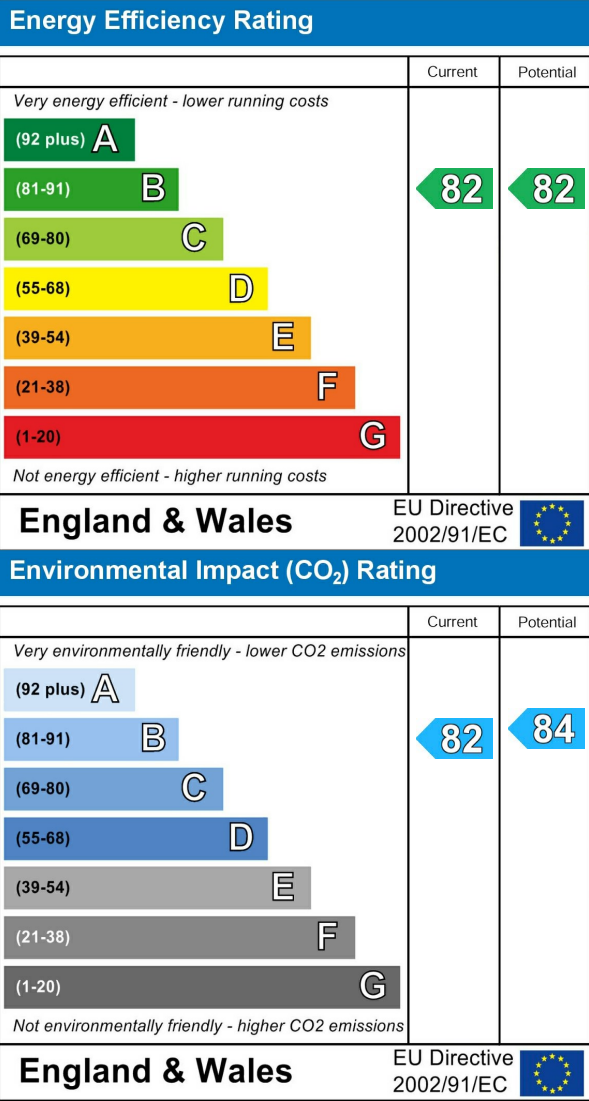
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THE PROPERTIES MISDESCRIPTION  
ACT, 1991

While these particulars have been carefully compiled and are believed to be accurate, no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. None of the items in the sales of working or running nature such as central heating installations or mechanical equipment (where included in the sales) have been tested by us and no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. Any photographs used are purely illustrative, and may demonstrate only the surroundings.

They are not therefore taken as indicative of the extent of the property, or that the photograph is taken from the boundaries of the property, or of what is included in the sale.

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