





- **Stunning Family Home**
- **Four Bedrooms**
- **Enviably Location**
- **Amazing, Extended Kitchen**
- **Viewing Recommended**
- **Three Storey Living**
- **Two Bathrooms**
- **Charming Period Features**
- **Council Tax Band *D***
- **Call For More Information**





** Video Tour on our YouTube Channel | https://youtu.be/u_sRIG7jdL8 **

This simply stunning, four-bedroom family home is located on the sought after Albury Park Road, a very well regarded residential street in Tynemouth. The terraced home is spread over three floors, offering generous living space throughout, and boasts charming period features.

Internally the property briefly comprises to the ground floor: - entrance porch with stained glass windows, imposing hallway with spindle staircase and ground floor WC, spacious lounge with bay window and feature fireplace, dining room and a fantastic, extended, bright and airy kitchen with modern fitted units, integrated appliances, dual aspect French doors opening to the rear garden and Velux windows. To the first floor there are three double bedrooms and an opulent family bathroom WC with a four-piece suite including a free-standing bathtub. To the second floor there is the impressive fourth bedroom with Velux windows and an en-suite shower room. The property further benefits from gas central heating and double glazing.

Externally there is a charming town garden to the front and there is a beautifully kept paved yard to the rear, with storage.

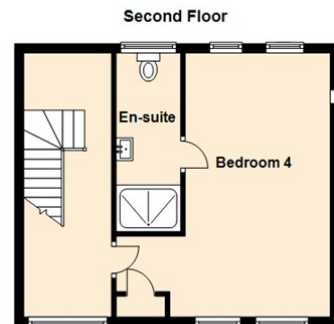
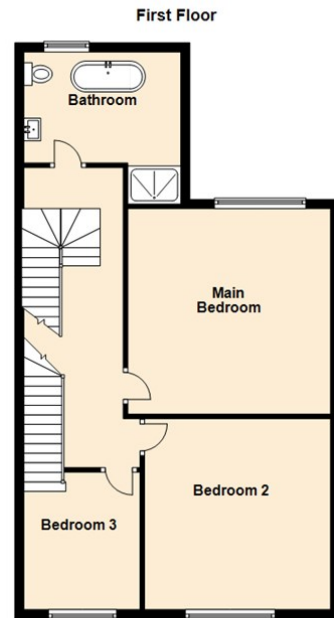
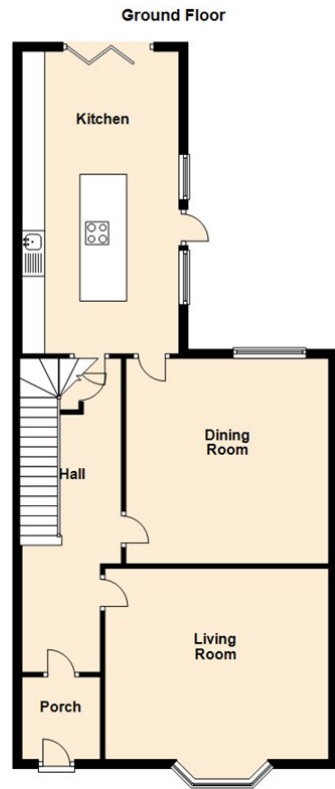
Albury Park Road is an enviable location, only a short distance from Tynemouth Golf Club and Long Sands beach, along with a fabulous variety of local amenities including cafes, bars, and restaurants. The A1058 Coast Road is close by, so you have a direct route towards Newcastle City Centre. There are useful links to public transport facilities including prime bus routes and the Metro service. For the growing family, the property is well positioned for access to very well-regarded schools.

For more information on this stunning family home and to book a viewing, please call our Coastal team on 0191 257 2000.

Tenure

The agent understands the property to be freehold. However, this should be confirmed with a licenced legal representative.

Council Tax band *D*.



- Living Room 13'9" x 16'2" (4.21 x 4.93)
- Dining Room 14'10" x 14'7" (4.53 x 4.47)
- Kitchen 21'10" x 11'4" (6.67 x 3.46)
- Main Bedroom 14'11" x 14'8" (4.56 x 4.49)
- Bedroom Two 14'2" x 13'5" (4.33 x 4.10)
- Bedroom Three 9'11" x 8'4" (3.03 x 2.56)
- Bedroom Four 19'1" x 15'5" (5.82 x 4.72)

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		79
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

The difference between house and home

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.



www.janforsterestates.com

Gosforth 0191 236 2070
 Newcastle 0191 284 4050
 High Heaton 0191 270 1122
 Tynemouth 0191 257 2000
 Low Fell 0191 487 0800
 Property Management Centre 0191 236 2680

