

SIGNATURE

NORTH EAST

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📍 Blucher Road, North Shields NE29 6XJ

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Offers Over £190,000

Signature North East are delighted to welcome to the market this charming three-bedroom, end-terraced home, ideally situated in North Shields. This fantastic location offers the perfect blend of coastal charm and urban convenience, with the vibrant North Shields Fish Quay, Royal Quays, and scenic Tynemouth beaches all just moments away. Residents can enjoy easy access to a wide range of independent shops, cafes, and restaurants, as well as excellent transport links including nearby Metro stations and major road networks. With well-regarded schools and parks in close proximity, this is an ideal setting for both families and professionals.

This property benefits from no onward chain.

Upon entry, you're greeted by a spacious and bright living room, flooded with natural light from a large window and offering ample space for your preferred furnishings. The open-plan kitchen and dining area provides a great space for entertaining or family meals, with room to accommodate a dining table. The kitchen is well-equipped with an abundance of wall and base units, generous countertop space, and integrated appliances including an oven and hob. From here, sliding doors lead out to the rear garden, making indoor-outdoor living a breeze.

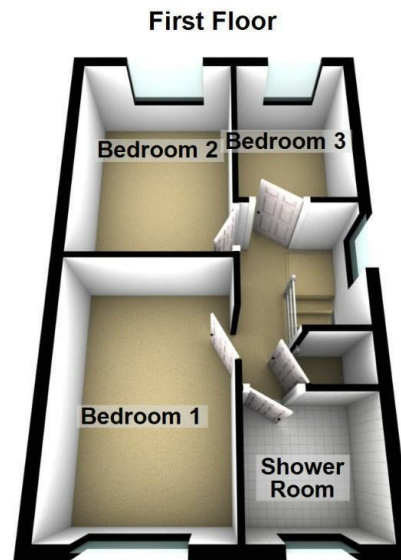
Upstairs, the home presents three bedrooms. Bedrooms one and two are well-proportioned and can comfortably accommodate a double bed along with additional furnishings. Bedroom three is currently being used as a home office but offers flexible use and can easily fit a single bed with extra furniture. Completing the first floor is a modern shower room, comprising a shower, hand basin, and W.C.

Externally, this home boasts a private rear garden with a patio area—ideal for outdoor furniture. The property also benefits from a dedicated parking space to the left-hand side, with the additional option to park directly in front of the home.



PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.

PROPERTY FLOORPLAN



Total area: approx. 70.0 sq. metres (753.9 sq. feet)

Measurements:

Living Room
14'6" x 11'6"

Kitchen/Diner
10'0" x 14'8"

Bedroom One
12'10" x 8'5"

Bedroom Two
11'9" x 8'3"

Bedroom Three
8'7" x 6'2"

Shower Room
6'2" x 6'1"

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	74	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC 		





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