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- Detached Bungalow
- Open Plan Kitchen
- No Upper Chain
- Excellent Amenities Nearby
- Council Tax Band \*C\*
- Two Bedrooms
- Sizeable Plot
- Popular Location
- Freehold
- Call For More Information







**\*\* Video Tour on our YouTube Channel | <https://youtu.be/y8kwbsahGHo> \*\***

Jan Forster Estates are delighted to welcome to the sale market this beautifully presented detached bungalow in Wallsend- a popular residential area. Offered for sale with the benefit of no upper chain.

The location benefits from excellent public transport links, making commuting straightforward and hassle-free. With easy access to both the Coast Road and A19, travel to Newcastle city centre, coastal towns, and surrounding regions is quick and efficient. The area is popular with families, professionals, and retirees alike, thanks to its reputable local schools, nearby parks, shopping facilities, and a strong sense of community.

Internally the property is made up of a welcoming entrance hallway, bright and airy lounge with a bay window, two good sized bedrooms, fitted kitchen dining room with modern units, integrated appliances, Velux windows and French door access to the rear. There is also a modern bathroom WC. Further benefits include gas central heating and double glazing.

Externally there is a lawned garden to the front and a long driveway leading to the garage. There is also a side garden and a beautiful rear garden with patio areas, lawn and mature borders, a perfect space to unwind in the warmer months.

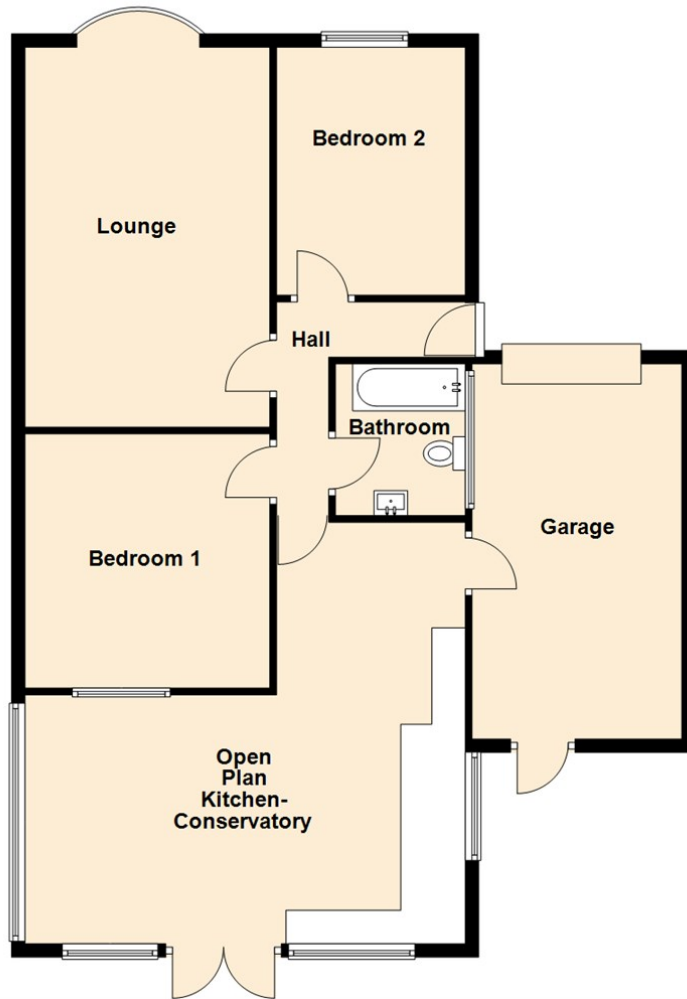
For more information and to book a viewing, please, call our High Heaton office on 0191 270 1122.

#### Tenure

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

Council Tax band \*C\*.

## Ground Floor



Lounge 12'0" x 18'11" (3.66 x 5.79)

Kitchen 12'0" x 17'3" (3.68 x 5.27)

Dining Area 8'7" x 9'2" (2.63 x 2.81)

Bedroom One 12'0" x 13'8" (3.66m x 4.17)

Bedroom Two 10'0" x 9'3" (3.05 x 2.82)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		91
(81-91) <b>B</b>	86	
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

## The difference between house and home

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