

Accommodation

Ground Floor

Entrance Lobby

Tiled floor, central heated radiator, staircase to the first floor.

Lounge (Front) 13' 10" x 11' 9" (4.21m x 3.58m) plus
A upvc double glazed bay window, TV point, central heated radiator, understair storage cupboard.

Breakfasting/kitchen (Rear) 15' 0" x 10' 4" (4.57m x 3.15m)

Fitted with a comprehensive range of wall, floor and drawer units incorporating a built in electric hob with extractor hood, built in electric oven, stainless steel single drainer sink unit, plumbed for automatic washing machine, fitted breakfast bar and table, ceramic tiling above worktops, vertical central heated radiator, vinyl panelled ceiling, upvc double glazed window and french doors opening on to the rear garden.

First Floor

Stairs up to the first floor landing with access to a fully boarded loft space.

Bedroom 1 (Front) 14' 0" x 8' 5" (4.26m x 2.56m)

Central heated radiator, upvc double glazed window, TV point.

Bedroom 2 (Rear) 8' 9" x 8' 2" (2.66m x 2.49m)

Double built in mirror fronted wardrobes, built in cupboard housing the central heating boiler, central heated radiator, upvc double glazed window.

Bedroom 3 (Front) 11' 5" x 6' 4" (3.48m x 1.93m) MAX

Upvc double glazed window, central heated radiator, TV point.

Bathroom/WC

Fitted with a three piece white suite of a panelled bath with electric shower over, wash hand basin set in a vanity unit and low level wc, heated towel rail, vinyl panelled ceiling, upvc double glazed window.

External

Small garden to the front overlooking a communal car parking area. A pleasant rear garden part gravel, artificial lawn, patio area and timber shed.

Tenure

Leasehold, 999 years from 1973. Ground rent stated on the title register is £20.00 p.a however this should be confirmed by your legal adviser before proceeding with the purchase.

Council Tax

Band A

Important Note: None of the services have been tested. Measurements, where given, are approximate and for descriptive purposes only. Boundaries cannot be guaranteed and must be checked by solicitors prior to exchange of contracts. Lucas James Estate Agents for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract. No persons in the employment of Lucas James Estate Agents have any authority to make or give any representation or warranty whatever in relation to this property.



Killingworth Office, 2-3 The Killingworth Centre, Killingworth, Tyne & Wear, NE12 6YT
Tel: 0191 268 9000 email: killingworth@lucasjamesestateagents.co.uk



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Bradbury Court
Whitley Bay, NE25 0SW

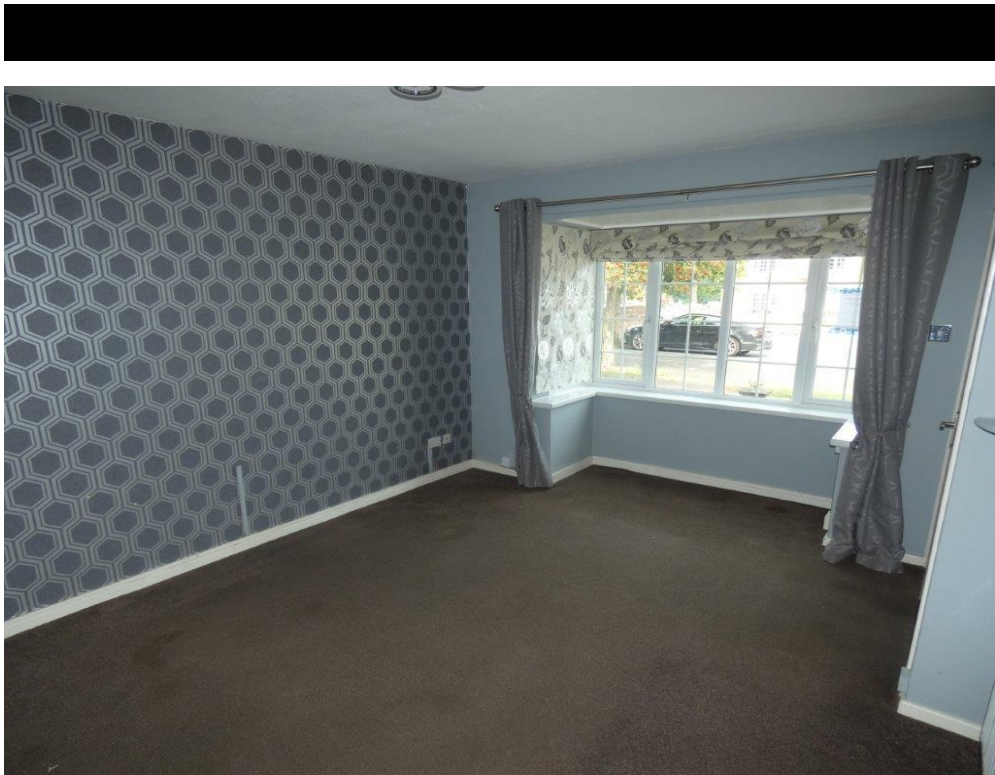
PRICE: £135,000

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Killingworth Office
2-3 The Killingworth Centre
Killingworth
Tyne & Wear
NE12 6YT
Tel: 0191 268 9000
killingworth@lucasjamesestateagents.co.uk

www.lucasjamesestateagents.co.uk



End Terraced House

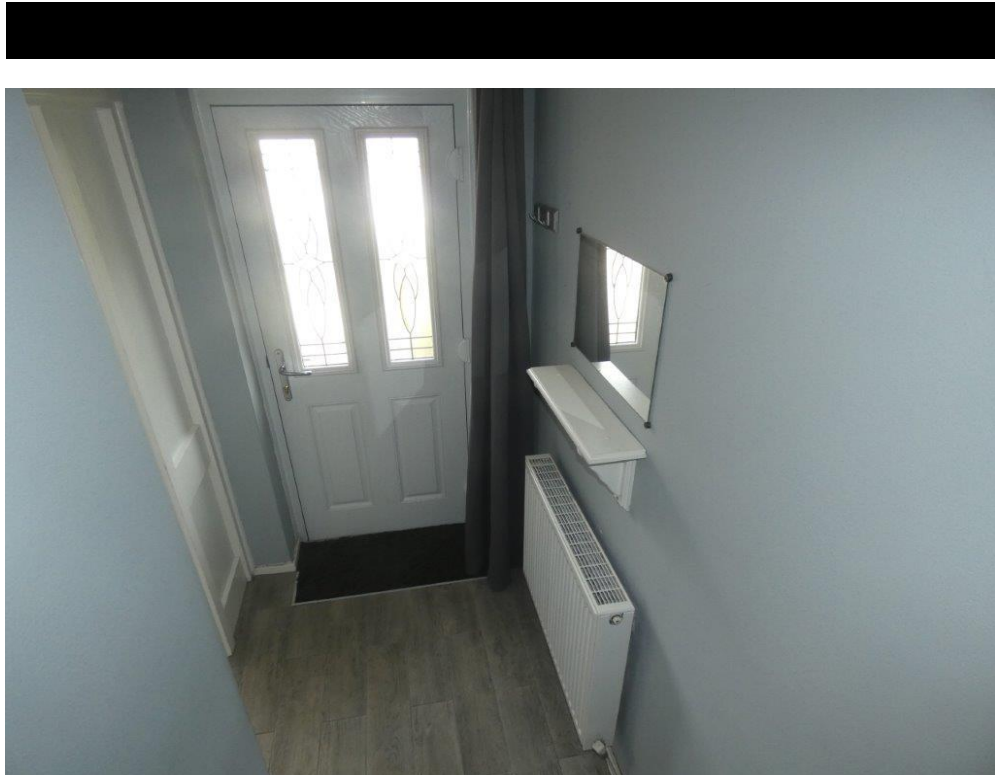
Three Bedrooms

Gas Fired Central Heating

UPVC Double Glazing

Single Car Garage

No Upper Chain



14 Bradbury Court, New Hartley. We are acting in the sale of the above property and have received an offer of £141,000 on the property. Any interested parties must submit ant higher offers in writing to the selling agent before exchange of contracts takes place. Available with no upper chain this end terraced house should appeal to a wide range of prospective buyers including first time buyers and those seeking a pleasantly appointed family home. Situated in the popular village of New Hartley there are good links to local amenities together with a recently opened railway station at Seaton Delaval and a new 'super school' currently under construction. The accommodation briefly comprises an entrance lobby, lounge with bay window to the front, a fitted breakfasting kitchen, three first floor bedrooms and a well fitted bathroom/wc. Externally there is a garden to the front overlooking a communal car parking area, a pleasant rear garden and a single car garage located in a nearby block. The property has gas fired radiator central heating, upvc double glazing and the benefit of a fully

