



Cotswold Road, North Shields



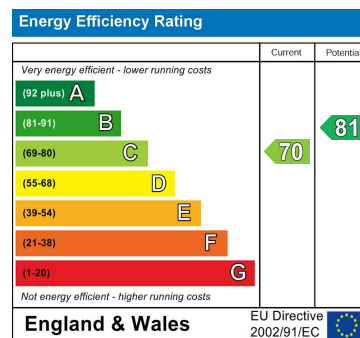
Approximate total area¹⁾
1684.38 ft²
156.48 m²



(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE 360



Important Information

All rooms have been measured with electronic laser and are approximate measurements only. None of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order. Brannen & Partners for themselves, the vendors or lessors, produce these brochures in good faith and are a guidelines only. They do not constitute any part of a contract and are correct to the best of our knowledge at the time of going to press. Pictures may appear distorted due to enlargement and are not to be used to give an accurate reflection of size. All negotiations and payments are subject to contract.

Offers Over £395,000

Description

FULLY REBURBISHED FOUR BEDROOM DETACHED FAMILY HOME SITUATED WITHIN THIS SOUGHT AFTER RESIDENTIAL AREA IN NORTH SHIELDS - OFFERED WITH NO UPPER CHAIN

We are delighted to bring to the sales market this beautifully appointed and fully refurbished four bedroom detached property in North Shields. Boasting generous sized accommodation, modern open plan living, two bathrooms, West facing garden and a large garage with driveway parking.

Briefly comprising: Entrance to a spacious and welcoming hallway. The living room is a bright and airy room with a large window to the front and an attractive fireplace featuring a log burning stove. Double doors lead to an impressive kitchen/diner/family room offering modern open plan living perfect for entertaining. The kitchen has stylish wall and base units as well as a peninsular with quartz worktops, integrated appliances include a fridge/freezer, induction hob, oven and extractor fan. Sliding patio doors give access to a conservatory overlooking the rear garden. A separate W.C. and hand basin is accessed from the hallway.

To the first floor are four bedrooms, two of which have fitted cupboards and one benefits from an ensuite shower room, hand basin and W.C. The modern family bathroom comprises a bath, separate walk in shower, W.C. heated towel rail and fitted vanity unit housing a hand basin.

Externally to the rear is a private West facing garden laid mainly to lawn with a patio area. To the front is a garden, large garage with utility area and driveway parking.

Located in North Shields this property is located just off Rake Lane with excellent road links to Newcastle City Centre and other coastal towns. It is within close proximity to good local shops, schools and amenities. Tynemouth Village is also within easy reach by car offering a good selection of local shops and restaurants as well as the award winning Long Sands beach.

Entrance Hallway

Living Room

16'6" x 14'11"

Kitchen/Diner

24'6" x 12'0"

Conservatory

10'11" x 9'2"

W.C.

Bedroom One

11'4" x 11'3"

Bedroom Two

13'3" x 9'6"

Bedroom Three

10'2" x 7'6"

Bedroom Four

8'11" x 6'9"

Bathroom

9'11" x 5'10"

Externally

Externally to the rear is a private West facing garden laid mainly to lawn with a patio area. To the front is a garden, large garage with utility area and driveway parking.

Tenure

Freehold

