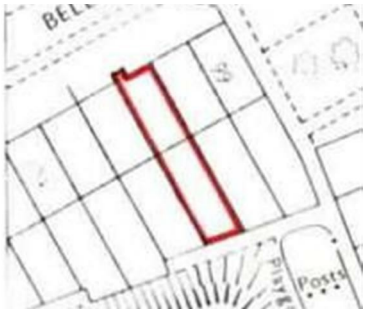
next2buy property retailers make the next step easy



101 Bellshill Close

Battle Hill, Wallsend, NE28 9XF

This property is currently marked as "Sale Agreed," and no additional viewings will be conducted. We welcome inquiries from anyone looking to sell their property and interested in obtaining one of our "Gone" boards. Please feel free to contact us.

THREE BEDROOM MID TERRACE HOUSE • GREAT FIRST BUY • DOWNSTAIRS WC •

PART OF BUILDERS PART EXCHANGE SCHEME • SILVERLINK RETAIL PARK 0.9 MILES •

RISING SUN COUNTRY PARK 0.6 MILES • CLOSE TO AMENITIES, SCHOOLS AND TRANSPORT LINKS

COUNCIL TAX BAND A • FREEHOLD • ENERGY RATING C •

Asking Price £130,000

3 1 1 C

- Part of Builders Part Exchange Scheme
- Downstairs WC
- Council Tax Band A
- Great First Time Buy
- Front and Rear Gardens
- Energy Rating C
- Three Bedroom Mid Terrace House
- Close to Local Amenities, Transport Links and Schools
- Freehold

Entrance Porch

7'11" x 5'2" (2.42 x 1.60)
UPVC door into porch which is currently being used as home office. Double glazed door into Hallway.

Hallway

18'4" x 2'9" min (5.60 x 0.86 min)
Laminate flooring, radiator, cupbaord, access to downstairs WC, kitchen/diner, stairs to first floor and access to lounge.

Downstairs WC

4'4" x 2'2" (1.33 x 0.68)
Combined Two-In-One Wash Basin and WC and plastic cladding to walls

Kitchen/Diner

18'2" x 9'7" (5.55 x 2.93)
Fitted with range of wall and base units with complimentary work surfaces, sink. induction hob with over head extractor hood, built in double oven, plumbed for washing machine and dishwasher, part tiled walls, double glazed window, boiler, radiator and laminate flooring.

Lounge

15'7" x 10'8" (4.77 x 3.27)
Double glazed patio doors giving access to rear garden and radiator

First Floor Landing

Storage cupboard, access to bedrooms and bathroom.

Bedroom 1

15'3" into robe x 9'5" (4.65 into robe x 2.89)
Doule glazed window, sliding door wardrobe, radiatior and laminate flooring. Rear Elevation.

Bedroom 2

11'9" x 9'6" (3.59 x 2.92)
Double glazed window, fitted wardrobes, radiator and laminate flooring. Front Elevation.

Bedroom 3

9'9" x 5'10" (2.98 x 1.80)
Double glazed window and radiator. Rear Elevation

Bathroom

8'7" x 5'8" (2.63 x 1.73)
Two double glazed windows, two verticle radiators, plastic cladding to walls. Comprising: Shower cubicle. bath, wc and wash hand basin set in vanity unit.

External

There are gardens to front and Southerly aspect rear garden.

Material Information

BROADBAND AND MOBILE:
At the time of marketing we believe this information is correct, for further information please visit https://checker.ofcom.org.uk

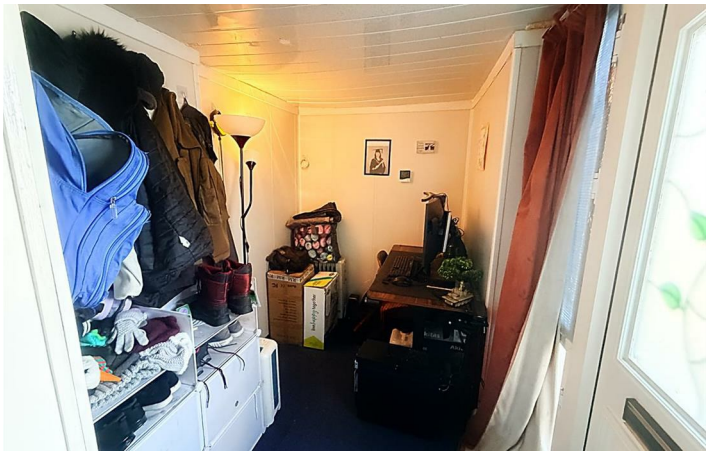
Various factors can affect coverage, such as being close to large trees or buildings when outdoors, or the thickness of walls if you're inside a building. This means there may be differences between the coverage prediction and your experience.

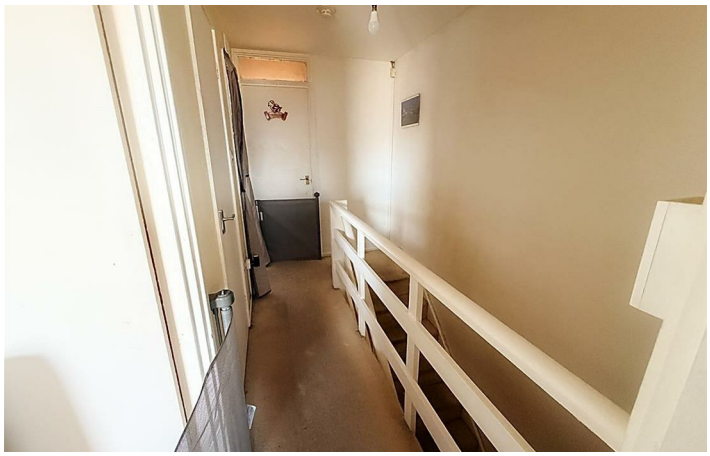
EE-Good outdoor and in-home
O2-Good outdoor and in-home
Three- Good outdoor, variable in-home
Vodafone - Good outdoor, variable in-home

If you're struggling to make phone calls indoors, consider using Wi-Fi calling, where your mobile phone uses a broadband connection to make calls and text messages.
We recommend potential purchasers contact the relevant suppliers before proceeding to purchase the property.

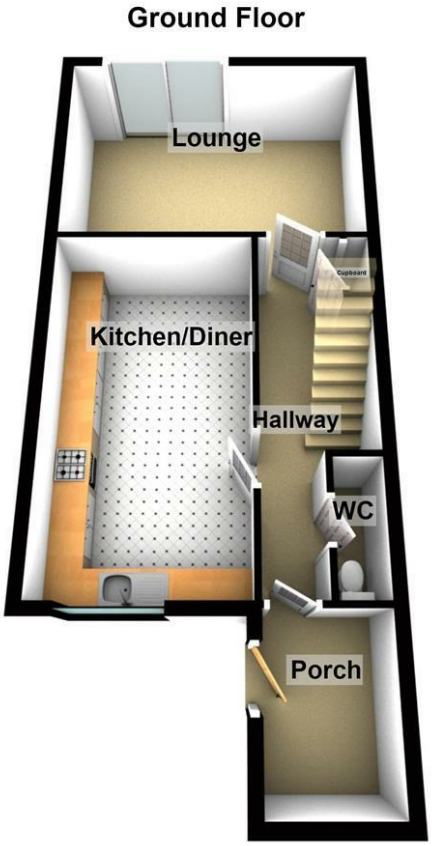
FLOOD RISK:
Yearly chance of flooding:
Surface water: Very low.
Rivers and the sea: Very low.

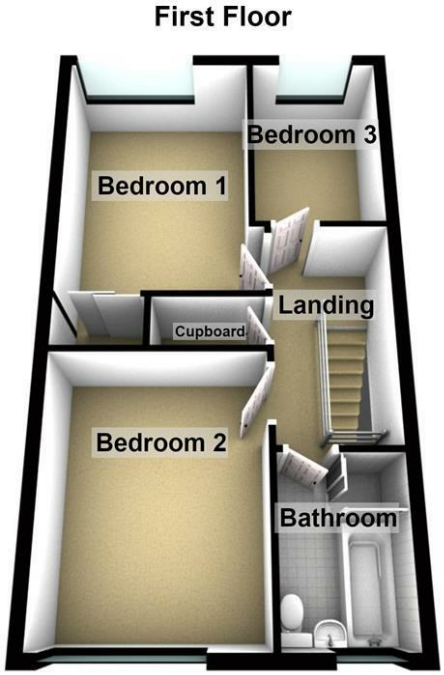
CONSTRUCTION:
Traditional
This information must be confirmed via your surveyor and legal representative.



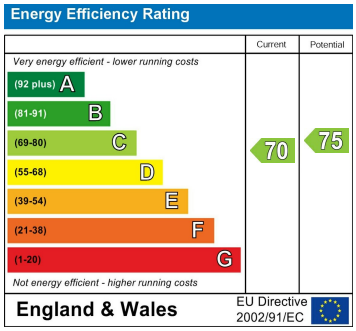


Floor Plan





These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



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