



 Jan Forster

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Netherton Avenue | North Shields | NE29 8JG

Price £179,950



- Great Location
- Ideal Starter Home
- Conservatory
- Rear Garden
- Close To Amenities
- Mid Terraced Home
- Three Bedrooms
- Off Street Parking
- Freehold
- Call For More Information





**** Video Tour on our YouTube Channel | <https://youtu.be/BzdQNc33FP0> ****

This well presented three-bedroom, mid-terraced home is situated on the ever-popular Netherton Avenue in North Shields and would make an ideal starter home for first-time buyers or young families.

The ground floor offers a welcoming entrance hallway leading to a spacious open-plan lounge and dining area, complete with a wood burning stove and French doors opening onto the rear garden, creating a bright and airy living space. The modern kitchen diner features stylish fitted units, an integrated oven and hob, and a farmhouse sink. At the rear of the property, a sunny conservatory provides a lovely additional space, perfect for relaxing or entertaining, with direct access to the garden.

Upstairs, the first floor comprises three good-sized bedrooms, offering ample space for family living or working from home. A contemporary family bathroom with WC completes the first floor. The home also benefits from gas central heating and double glazing throughout.

Externally, there is a block-paved driveway to the front, providing convenient off-street parking. To the rear, there is a generous garden with a mix of decking and lawn.

This location offers easy access to a wealth of local amenities, including vibrant cafes, stylish bars, and a diverse selection of restaurants. Excellent transport links and prime bus routes are just moments away, ensuring seamless connectivity. For those who enjoy coastal living, King Edward's Bay and the beautiful Tynemouth Long Sands Beach are only a short commute away, along with the charming and historic Fish Quay. The area is also well-served by highly regarded schools, making it an ideal choice for growing families.

For more information on this property and to book a viewing, please call our team on 0191 236 2070.

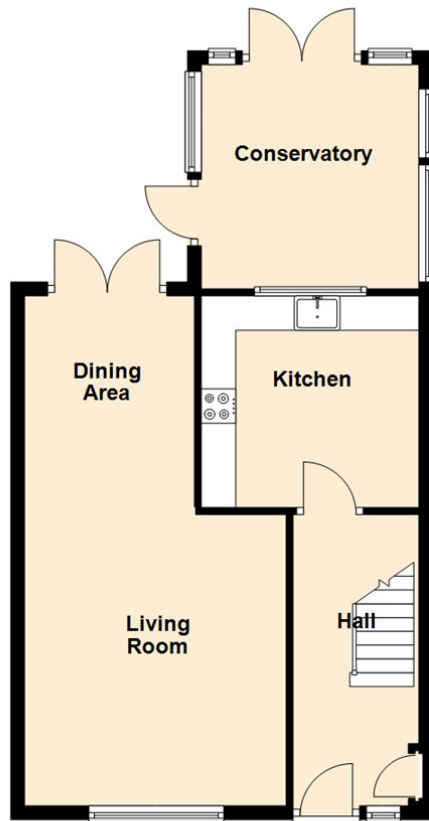
Tenure

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

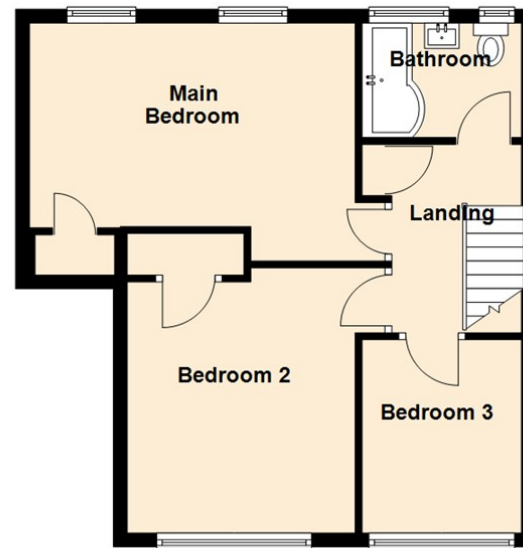
Council Tax band: A



Ground Floor



First Floor



Living Room 13'10" x 12'5" (4.22 x 3.79)

Dining Area 10'0" x 8'0" (3.07 x 2.46)

Kitchen 10'0" x 10'4" (3.07 x 3.15)

Main Bedroom 11'3" x 15'5" (3.45 x 4.72)

Bedroom Two 12'7" x 5'10" (3.84 x 1.79)

Bedroom Three 9'2" x 7'6" (2.80 x 2.31)

The difference between house and home

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(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 		



www.janforsterestates.com

Contact Us: 0191 236 2070

