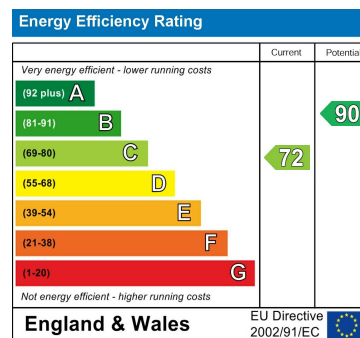
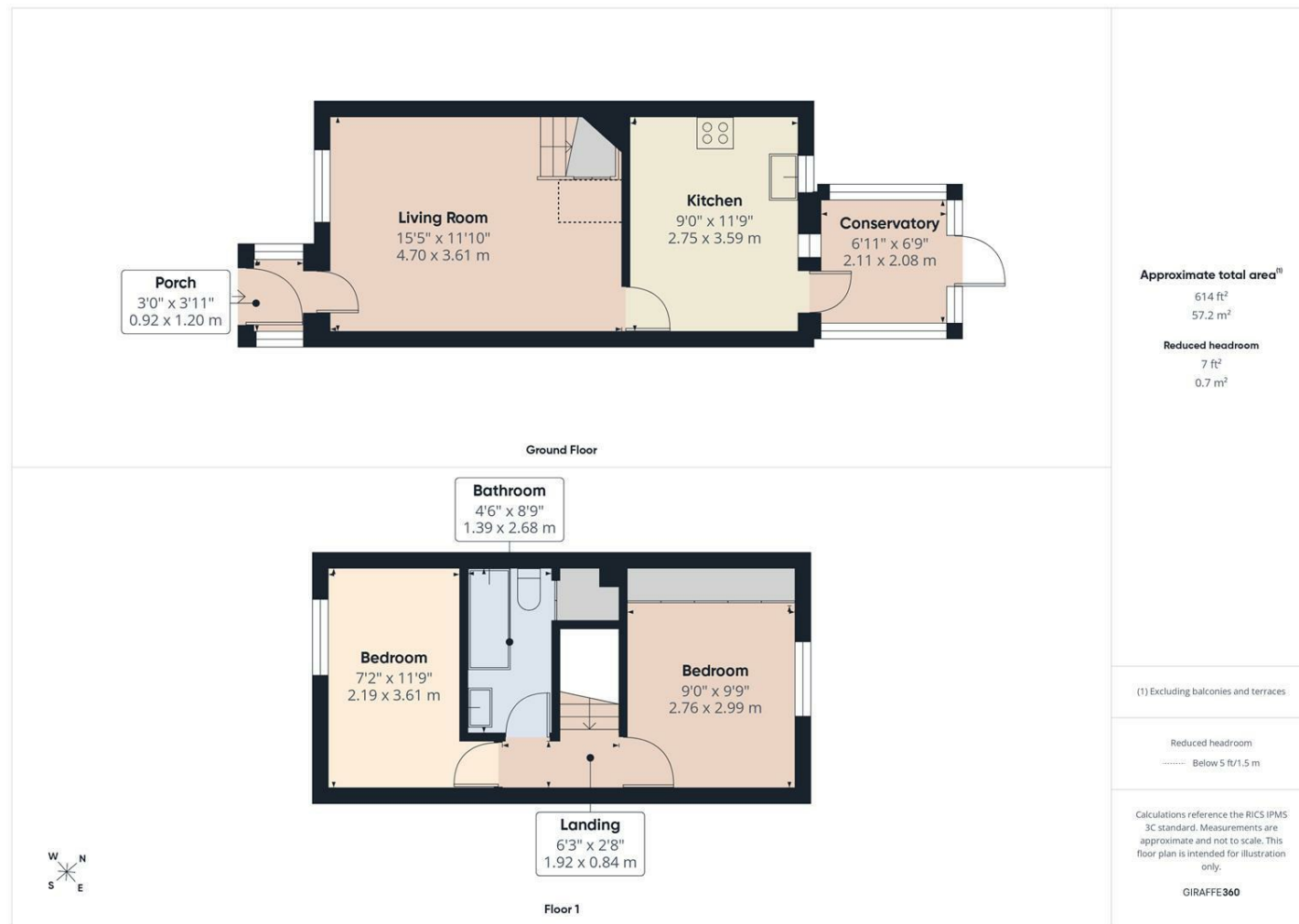




## Hazeldene Court, North Shields



### 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 £240,000

## Description

BEAUTIFULLY APPOINTED TWO BEDROOM MID-LINK TERRACE HOME IN A SOUGHT AFTER TYNEMOUTH DEVELOPMENT

We are delighted to welcome to the market this beautifully presented two-bedroom mid-link terrace home, tucked away within a highly desirable development in Tynemouth. Ideally positioned within easy reach of Tynemouth Village and just a short stroll from the vibrant North Shields Fish Quay, this stunning property offers stylish and contemporary living throughout. Features include a conservatory, a modern fitted kitchen, and a contemporary bathroom. Externally, the home benefits from a private rear garden, perfect for relaxing or entertaining, together with the convenience of a designated parking bay.

Briefly comprising: Well presented throughout, the entrance porch leads into a spacious living room, offering ample space for both lounge and dining furniture. A large front-facing window overlooks the attractive communal lawned area, filling the room with natural light.

To the rear, the well-appointed kitchen is fitted with a range of wall and base units and benefits from plumbing for a washing machine and tumble dryer, an integrated fridge freezer, electric hob with extractor hood above, and integrated oven, grill and microwave.

A door from the kitchen opens into a bright and airy conservatory, providing an excellent second reception area and direct access to the rear garden.

Stairs lead from the living room to the first-floor landing, which gives access to all principal rooms. The accommodation comprises two double bedrooms and a family bathroom.

The principal bedroom is situated to the front elevation and enjoys pleasant views over the lawn through a large window. The second double bedroom is located to the rear, overlooking the garden, and benefits from a built-in sliding-door wardrobe providing useful storage.

The family bathroom is fitted with a WC, wash hand basin with vanity storage beneath, bath with shower over, heated towel rail, and a useful storage cupboard.

Externally, the rear paved garden is private and low maintenance and enclosed with gated rear access. To the front of the property is a well-maintained communal lawned area, creating an attractive outlook. Further benefits is a designated parking bay.

Situated within this sought after development close to Tynemouth Village which is a highly sought after location with good local transport links and an excellent selection of local shops, cafes and restaurants. There are good schools within walking distance as well as the award winning Long Sands Beach. The vibrant North Shields Fish Quay is only a short walk away offering a great selection of restaurants, bars and pleasant walks along the promenade.

### Entrance Porch

3'11" x 3'0"

### Living Room

15'5" x 11'10"

### Kitchen

11'9" x 9'0"

### Conservatory

6'11" x 6'9"

### Landing

6'3" x 2'9"

### Bedroom

11'10" x 7'2"

### Bedroom

9'9" x 9'0"

### Bathroom

8'9" x 4'6"

### Rear Garden

### Front Communal Garden

Maintenance fee, paid £202 for 2026

### Tenure

Freehold

