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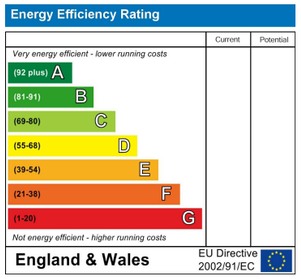
Cambridge Avenue, Whitley Bay











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 £190,000

Description

SPACIOUS & WELL PRESENTED THREE BEDROOM GROUND FLOOR FLAT WITH OFF STREET PARKING SITUATED CENTRALLY WITHIN WHITLEY BAY AND ONLY MINUTES FROM THE SEAFRONT

We are delighted to welcome to the market this well presented three bedroom ground floor flat, offering a versatile layout situated in Whitley Bay. Benefitting from good sized accommodation, rear yard providing off street parking and a private front garden.

Briefly comprising: Private entrance hallway giving access to all rooms. Towards the rear of the property is the living room, overlooking the rear yard and featuring a fireplace housing a gas fire. From here the kitchen is accessed, fitted wall and base units provide storage and integrated appliances include a gas hob, electric oven, extractor hood and space for a freestanding fridge/freezer. A door from the kitchen opens out to the rear yard.

There are three bedrooms, one of which is a very generous sized double featuring high ceilings, decorative coving, ceiling rose and a large bay window overlooking the front of the property. This room is currently being utilised as a second reception room. The two remaining bedrooms benefit from built in storage.

To complete this home is the bathroom, comprising a bath with shower over, hand basin and W.C.

Externally to the rear is a shared yard providing off street parking via a remote electric door. To the front is a private enclosed garden laid to lawn with mature planting.

Positioned on a pedestrianised street, Whitley Bay is a popular coastal town with a good selection of cafés and restaurants as well as the refurbished Dome at the Spanish City. There are good road and local transport links in to the city centre and to other coastal towns as well as highly regarded schools at all levels.

Entrance Hallway

Living Room
12'10" x 10'7"

Kitchen
13'6" x 9'5"

Bedroom One
16'7" x 12'0"

Bedroom Two
17'8" x 7'10"

Bedroom Three
8'8" x 7'3"

Bathroom
6'5" x 5'7"

Externally
To the rear is a shared yard providing off street parking via a remote electric door. To the front is a private enclosed garden laid to lawn with mature planting.

Tenure
Leasehold





