



## Selwood Court

### South Shields NE34 6QJ

Welcome to this charming apartment located in the highly sought-after area of Selwood Court, South Shields. This delightful property features two well-proportioned bedrooms, making it an ideal choice for those seeking a comfortable space to call home.

As you enter, you are greeted by a spacious reception room that offers a warm and inviting atmosphere, perfect for relaxing or entertaining guests. The apartment also boasts a well-appointed bathroom, ensuring convenience and comfort.

One of the standout features of this property is the allocated parking and well kept communal gardens, a valuable asset in this desirable location. Additionally, the absence of an upper chain means that you can move in without delay, making this an excellent opportunity for both first-time buyers and investors alike.

Offers in the region of £145,000

# 2 Selwood Court

## South Shields NE34 6QJ



- NO UPPER CHAIN
- FABULOUS LOCATION CLOSE TO AMENITIES AND TRANSPORT LINKS
- ALLOCATED PARKING SPACE
- CONVENIENT LIVING IN MUCH SOUGHT AFTER AREA
- LEASEHOLD -93 YEARS REMAINING
- COUNCIL TAX BAND C
- EPC TO FOLLOW

### Entrance

The property is accessed via a composite front door. The door opens into a neutrally decorated stairway, providing a welcoming first impression and leading up to the main accommodation.

### Hallway

A generously sized hallway finished in neutral décor, complemented by carpet flooring for added warmth and comfort. This welcoming space includes a built-in storage cupboard and a radiator, with direct access to the lounge, bedrooms, and bathroom. A ceiling hatch provides access to the loft, which is boarded and fitted with electricity, offering ample additional storage space

### Lounge

A spacious lounge with neutral décor and a feature wall. The room benefits from a stone-effect fire surround with a marble hearth and electric fire, adding a warm focal

point. A radiator and uPVC window complete the space, offering comfort and natural light.

### Kitchen

Well-presented with neutral décor, the kitchen features a range of modern white high-gloss wall and base units, complemented by speckled wooden worktops and a tiled splashback. The neutral vinyl flooring adds practicality and style. Integrated appliances include a gas hob, electric oven, cooker hood, washing machine, and fridge/freezer. Additional features include a radiator and a uPVC window providing natural light.

### Bedroom One

A spacious double bedroom featuring neutral décor and carpet flooring for added comfort. The room includes fitted wardrobes and matching bedside units, offering ample storage. A radiator and uPVC window complete the space

### Bedroom Two

A well-proportioned bedroom with neutral décor and carpet flooring. The room benefits from fitted wardrobes and over-bed storage cupboards, providing excellent storage solutions. It also features a radiator and a uPVC window.

### Bathroom

A modern bathroom featuring neutral décor and practical vinyl flooring. It includes a pedestal sink with mixer tap, low-level toilet, and a corner shower cubicle with an electric shower. Additional highlights include plastic cladding, spotlights set into the ceiling, a chrome towel radiator, and a uPVC window.

### External

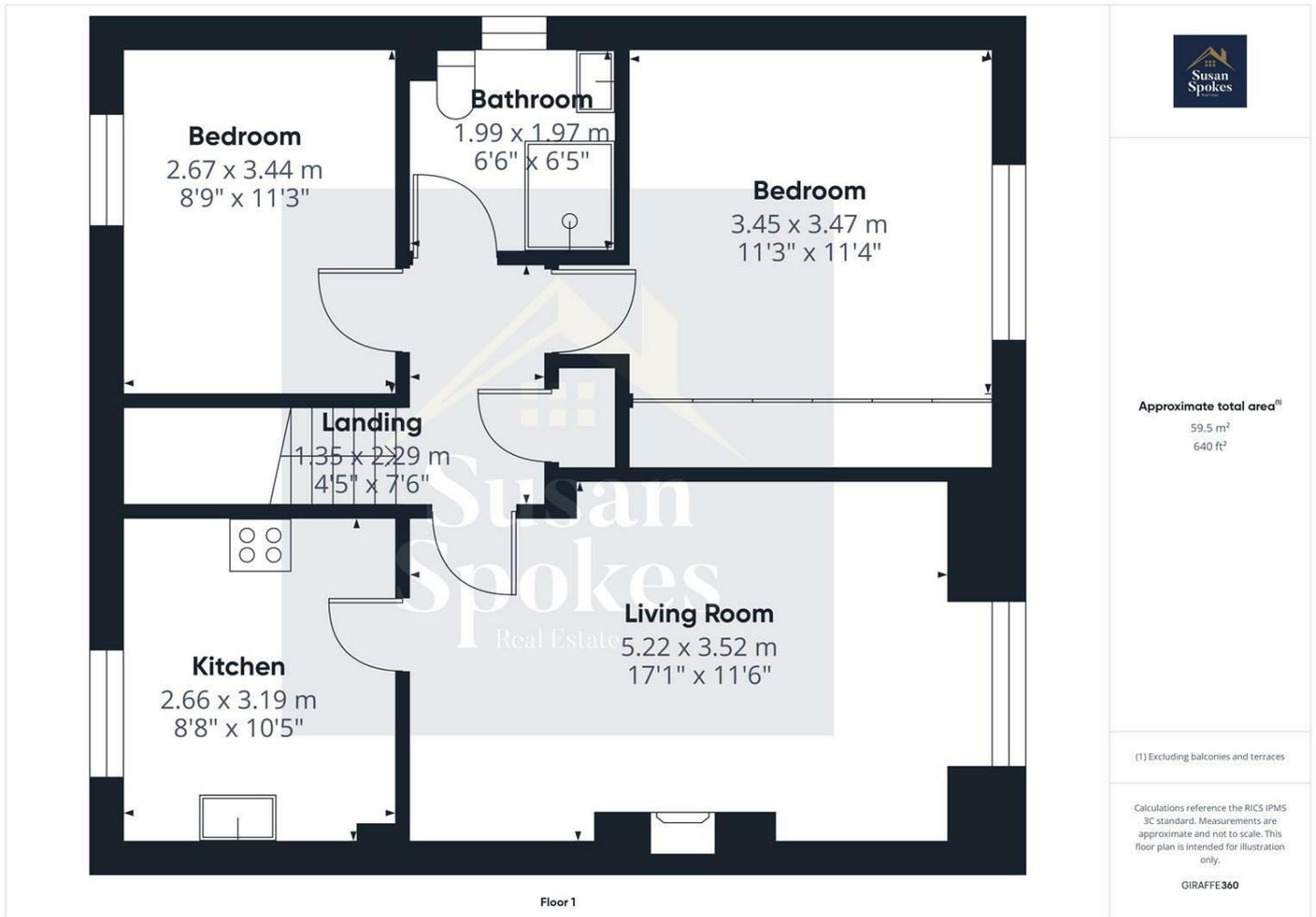
Externally, the property has an allocated parking bay to the front and communal garden to the rear.



### Directions



# 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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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