



Chester Pike, The Rise, Newcastle upon Tyne NE15 6BS

Asking Price: £190,000

Available for sale is this modern style mid terraced house, located on The Rise. The accommodation to the ground floor briefly comprises of hallway, kitchen, lounge and WC. To the first floor is a landing, master bedroom with en suite shower room, two further bedrooms and family bathroom. Externally, there is a town garden to the front and garden to the rear.

The property is situated close to local public transport routes to and from Newcastle city centre, the MetroCentre, and easy access to the A1 and A69.

Early viewing is recommended.

Council Tax Band: B
EPC Rating: C

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Modern Style Mid Terraced House

Master Bedroom with En Suite

Two Further Bedrooms

Ground Floor WC

Town Garden to Front

Rear Garden

For any more information regarding the property please contact us today

Room Descriptions

Hallway

Stairs to first floor landing. Storage cupboard. Radiator.

Kitchen 11' 8" x 9' 2" (3.55m x 2.79m)

Double glazed window to the front. Electric hob. Electric oven. Extractor hood. High gloss units. Sink/drainers. Radiator.

Lounge 15' 5" x 13' 10" (4.70m x 4.21m)

French doors to the rear. Two radiators.

WC

Low level WC. Pedestal wash hand basin. Radiator.

First Floor Landing

Loft access. Two storage cupboards. Radiator.

Master Bedroom 11' 9" x 9' 10" (3.58m x 2.99m)

Double glazed window to the front. Storage cupboard. Radiator.

En Suite Shower Room 5' 11" x 4' 7" (1.80m x 1.40m)

Double glazed window to the front. Storage cupboard. Radiator.

Bedroom Two 12' 6" x 7' 11" (3.81m x 2.41m)

Double glazed window to the rear. Radiator.

Bedroom Three 9' 1" x 7' 3" (2.77m x 2.21m)

Double glazed window to the rear. Radiator.

Bathroom 7' 9" x 6' 8" (2.36m x 2.03m)

Free standing bath. Wash hand basin. Low level WC. Heated towel rail.

External

Town garden to the front. Garden to the rear.

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AGENTS NOTE

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

PRIMARY SERVICES SUPPLY

Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: District Heating System
Broadband: Fibre
Mobile Signal Coverage Blackspot: No
Parking: On Street Parking

MINING

The North East region is famous for its rich mining heritage and therefore it will be beneficial to conduct a mining search. Confirmation should be sought from a conveyancer as to its effect on the property, if any.

RESTRICTIONS AND RIGHTS

Listed? No
Conservation Area? No
Restrictions on property? No
Easements, servitudes or wayleaves? No
Public rights of way through the property? No

RISKS

Flooding in last 5 years: No
Risk of Flooding: Zone 1
Any flood defences at the property: No
Coastal Erosion Risk: Low
Known safety risks at property (asbestos etc...): No

BUILDING WORKS

Any known planning permissions or proposals in the immediate locality: No
Outstanding building works at the property: No

ACCESSIBILITY

This property has no accessibility adaptations.

TENURE

It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser.

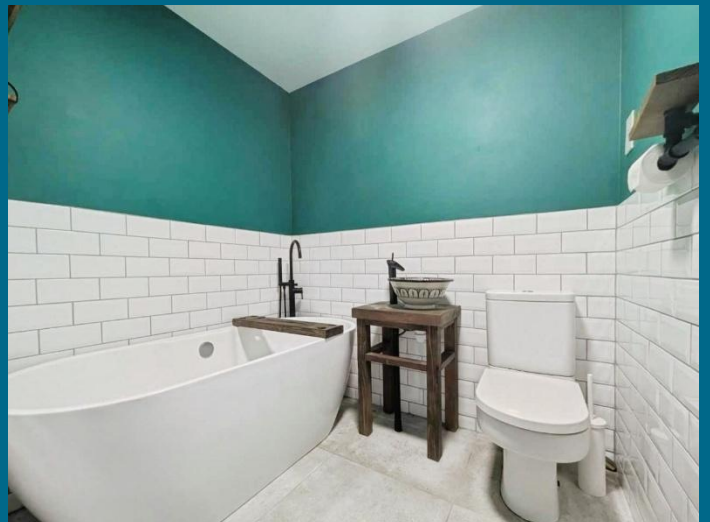
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Important Note: Rook Matthews Sayer (RMS) for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute part or all of an offer or contract. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. RMS has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. RMS has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. No persons in the employment of RMS has any authority to make or give any representation or warranty whatever in relation to this property.



Money Laundering Regulations - intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

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