

FOR
SALE

6 TYNEMOUTH TERRACE, TYNEMOUTH NE30 4BH
£795,000



3 BEDROOM FLAT/APARTMENT

- THREE BEDROOM TOP FLOOR APARTMENT
- BEAUTIFULLY INTERIORED DESIGNED THROUGHOUT
- STUNNING COASTAL VIEWS & HIGHLY SOUGHT AFTER LOCATION
- SPACIOUS OPEN PLAN RECEPTION ROOM
- CONTEMPORARY DINING KITCHEN
- UTILITY ROOM & STORAGE ROOM
- FABULOUS BATHROOM & TWO ENSUITE SHOWER ROOMS
- NO UPPER CHAIN
- EPC RATING E

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FRONT COURTYARD

ENTRANCE HALLWAY

STORAGE ROOM
10'9 x 3'6

UTILITY ROOM
10'5 x 3'4

LANDING

RECEPTION ROOM
17 x 14'10

DINING KITCHEN
18'3 x 14'7

BEDROOM
16 x 14'5

BEDROOM
11'6 x 11'3

ENSUITE
7'11 x 3'10

BEDROOM
11'10 x 8'9

ENSUITE
6'4 x 5'5

BATHROOM WC
10'9 x 5'11

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A truly exceptional top-floor apartment, beautifully renovated and interior designed to an outstanding standard, occupying a prime position with breathtaking panoramic views. The combination of superb layout, amazing condition and an enviable location creates one of the finest apartments to come to market.

Enjoying spectacular outlooks over playing fields and tennis courts towards the Priory, Collingwood Monument and the sea beyond, while also offering views across the River Tyne. The property is enhanced throughout by magnificent vaulted ceilings with exposed beams and rafters, creating a wonderful sense of space and character.

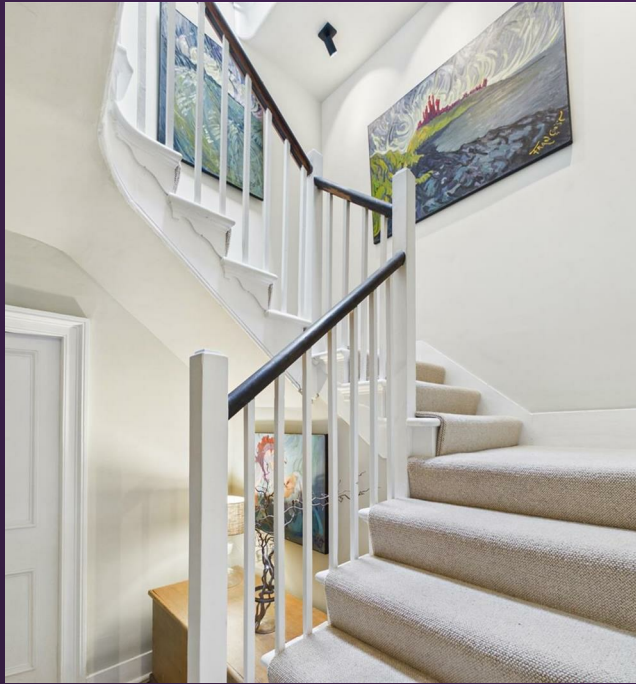
The front courtyard includes a built-in bin storage area and leads to the entrance. There is a ground-floor cloak area and stairs up to a storage room which also provides access to the rear fire escape. The staircase leads up to a utility room with space for appliances, before reaching the impressive top-floor landing featuring a bespoke built-in seating area beneath a skylight.

The spacious reception space has a grand bay window, a contemporary recessed fire and fitted shelving add to the luxurious feel. Open to the reception room is a magnificent dining kitchen, with space for a dining table, central island and home office area. The kitchen is fitted with an extensive range of bespoke units and quality worktops, complemented by twin eye-level ovens (one incorporating a microwave), full-height larder fridge, freezer, integrated dishwasher and a feature island with combo hob, integrated extractor and concealed bin storage.

There are three stylish bedrooms, including a stunning principal bedroom with a grand bay window. The two other bedrooms, one currently used as a dressing room, each with beautifully appointed en-suite shower rooms featuring wet-room showers, vanity wash basin and WCs. Completing the accommodation is a luxurious family bathroom with a slipper bath, wet-room shower, vanity washbasin and WC.

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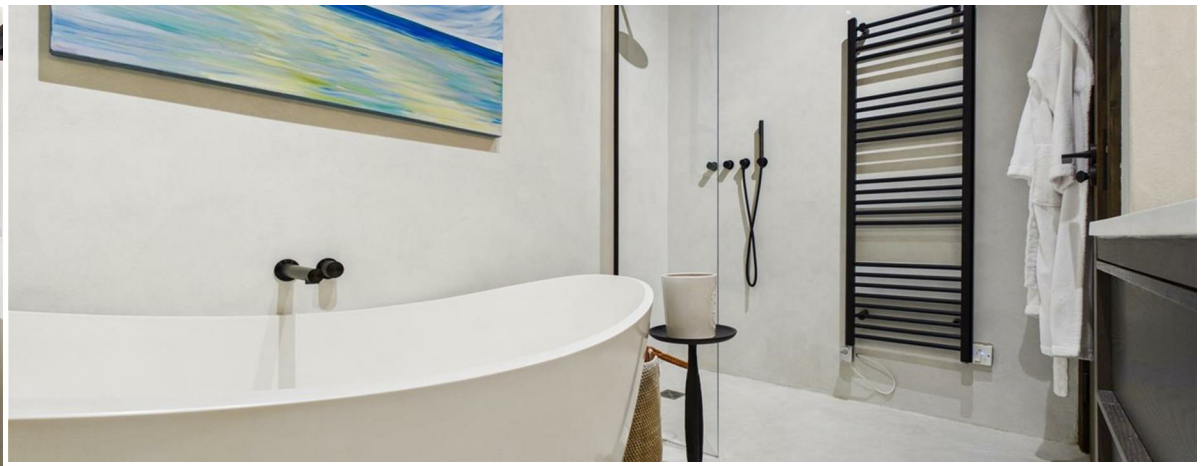
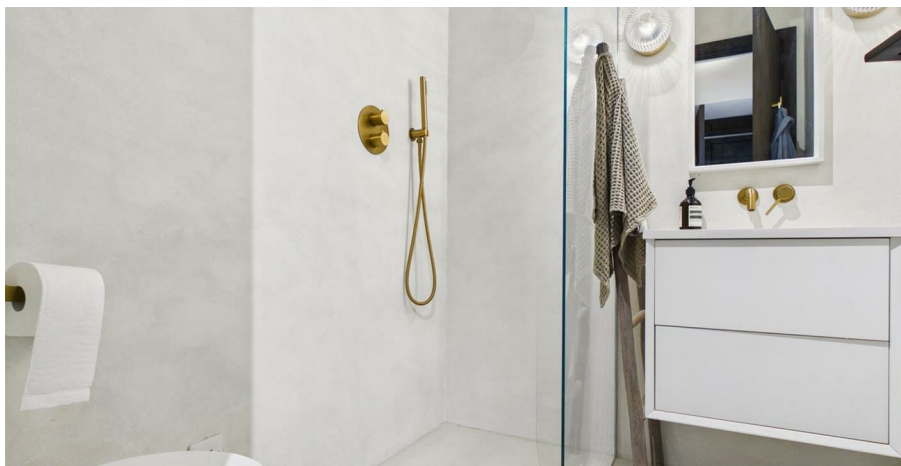
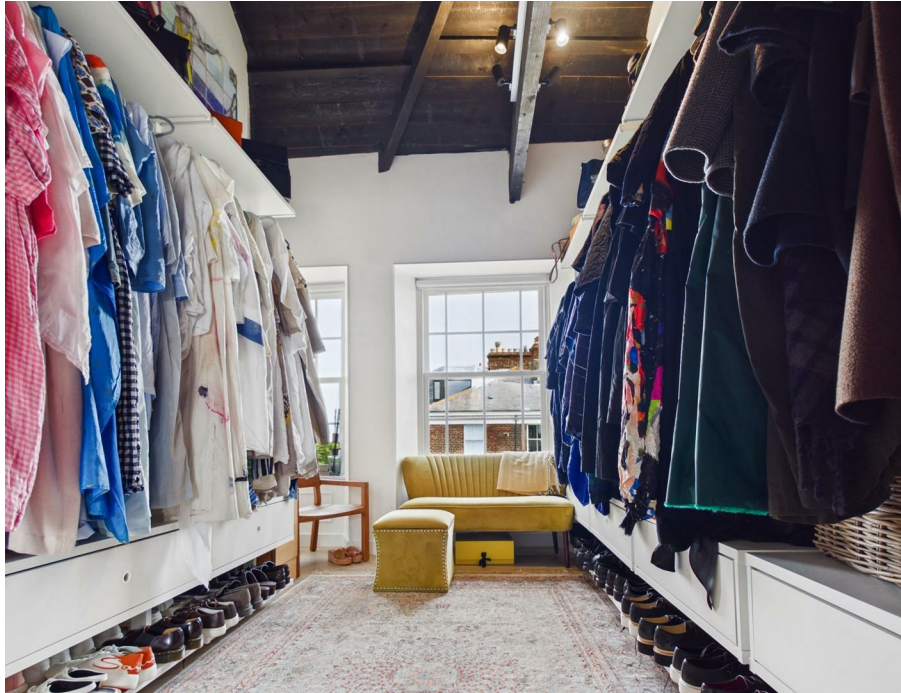
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SMOKE ALARMS

It is important that, where not already fitted, suitable smoke alarms are installed for the personal safety of the occupants of the property. These must be regularly tested and checked.

APPLIANCES AND SERVICES

The mention of any appliances and/or services within these sales particulars does not imply that they are in full and efficient working order.

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THE PROPERTIES MISDESCRIPTION ACT, 1991

While these particulars have been carefully compiled and are believed to be accurate, no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. None of the items in the sales of working or running nature such as central heating installations or mechanical equipment (where included in the sales) have been tested by us and no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. Any photographs used are purely illustrative, and may demonstrate only the surroundings.

They are not therefore taken as indicative of the extent of the property, or that the photograph is taken from the boundaries of the property, or of what is included in the sale.



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Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		77
(55-68) D		
(39-54) E	53	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		

England & Wales

EU Directive
2002/91/EC



Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO2 emissions</i>		

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