



18 Lomond Close, Washington, Tyne & Wear, NE38 0PH

Offers Over £125,000



Key features

- MID TERRACED HOUSE
- THREE BEDROOMS
- DOWNSTAIRS W.C.
- SEPERATE DINING ROOM
- GAS CENTRAL HEATING
- UPVC DOUBLE GLAZING
- GREAT TRANSPORT LINKS
- CLOSE TO LOCAL AMENITIES
- EASY LINKS TO A1
- VIEWING ADVISED



Description

Welcome to this charming mid-terraced house located on Lomond Close in Washington. This delightful property boasts three spacious double bedrooms, making it an ideal home for families or those seeking extra space. The well-proportioned reception room offers a warm and inviting atmosphere, perfect for relaxing or entertaining guests.

The separate dining room provides an excellent setting for family meals or dinner parties, allowing for a seamless flow between living and dining spaces. Additionally, the convenience of a downstairs W.C. adds practicality to everyday living.

Situated with easy access to the A1, this home is well-connected for commuting and exploring the surrounding areas. Whether you are heading to nearby towns or venturing further afield, the location offers both convenience and accessibility.

This property presents a wonderful opportunity for those looking to settle in a comfortable and well-located home. With its generous bedrooms and inviting living spaces, it is sure to appeal to a variety of buyers. Do not miss the chance to make this lovely house your new home.



LOUNGE
17'10 x 12'8

DINING
14'8 x 9'5

KITCHEN
10'5 x 9'5

W.C.
7'2 x 5'6

STAIRWAY/LANDING

BEDROOM ONE
16'2 x 12'4

BEDROOM TWO
13'2 x 11'5

BEDROOM THREE
9'3 x 7'10







BATHROOM

9'3 x 5'8

EXTERNAL

DISCLAIMER SALES

The particulars on these properties are set out as a general guidance for intended purchasers or tenants, and do not constitute part of an offer or contract. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. All dimensions, descriptions and distances, reference to condition and necessary permissions for use and occupation, and other details are given without responsibility. Any intending purchasers or tenants should not rely on them as statements of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Measurements have been taken using a laser distance meter and may be subject to a margin of error. For further information see the Consumer Protection from Unfair Trading Regulations.

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(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>		
England & Wales	EU Directive 2002/91/EC	

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