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12 Wagtail Gardens
Ryton
NE40 3FG

Asking Price
£235,000









3 2

1 B

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- 3 bedroom semi-detached house
- Builder part exchange so no upper chain involved
- Over looking play park to the front
- Downstairs w/c
- Garden to rear
- 3 storey townhouse
- Cul-de-sac
- En-suite to bedroom 1
- Double width driveway
- EPC rating B

3

2

1

B















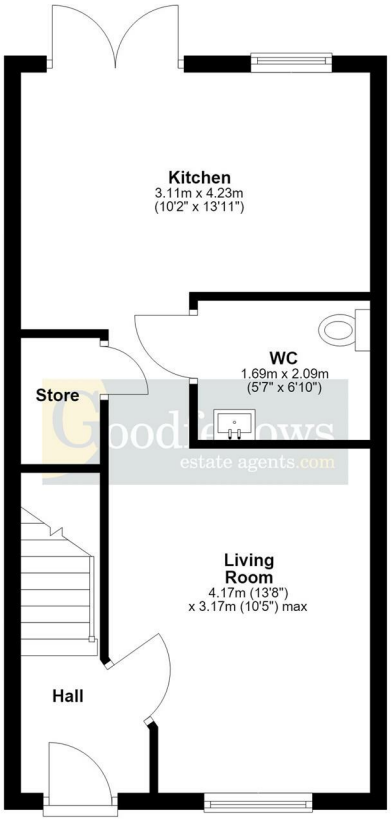


12 Wagtail Gardens, Ryton, NE40 3FG

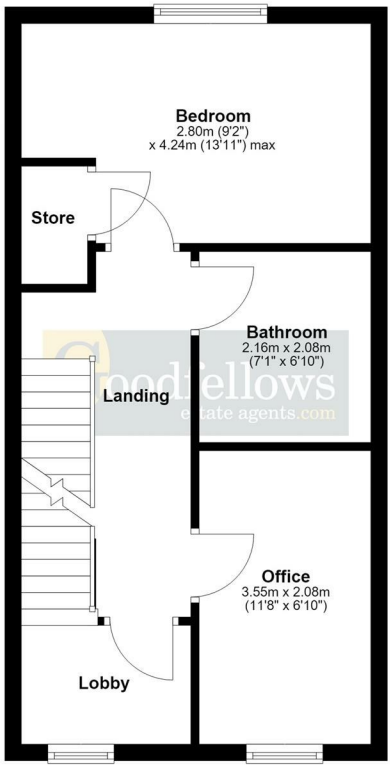




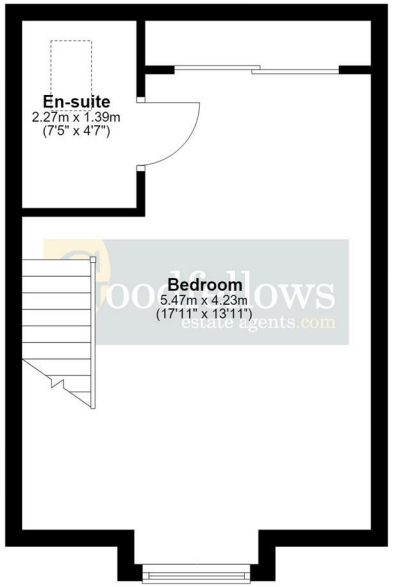
Ground Floor
Approx. 36.9 sq. metres (397.0 sq. feet)



First Floor
Approx. 36.8 sq. metres (396.5 sq. feet)



Second Floor
Approx. 26.5 sq. metres (285.1 sq. feet)



Total area: approx. 100.2 sq. metres (1078.7 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The Plan is for illustrative purposes only.
Version 1
Plan produced using PlanUp.

EPC Rating: B
Council Tax Band: D

Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements. The agent has not tested any equipment, services, fixtures or fittings and makes no representation regarding their condition.

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