

29 Russell Close , Wallsend, NE28 9JY

- ** THREE BEDROOM MID TERRACE HOUSE ** CHAIN FREE ** NEWLY DECORATED & CARPETED **
- ** LOVELY CUL-DE-SAC LOCATION ** FANTASTIC FIRST BUY ** OFF STREET PARKING TO FRONT **
- ** PRIVATE GARDEN TO REAR ** COASTWAY SHOPPING CENTRE A FEW MINUTES WALK AWAY **
- ** NEARBY BUS SERVICES & EXCELLENT ROAD LINKS ** DOWNSTAIRS WC ** COUNCIL TAX BAND A**
- ** ENERGY RATING C ** FREEHOLD **

Offers Over £165,000



- Mid Terrace House
- Downstairs WC
- Freehold
- Three Bedrooms
- Off Street Parking
- Council Tax Band A
- Newly Decorated & Carpeted
- Fantastic First Buy
- Energy Rating C

Hallway

Entrance door, stairs to the first floor landing, radiator.

Cloaks/WC

4'10" x 3'0" (1.49 x 0.92)
Double glazed window, WC, wash hand basin, radiator.

Kitchen/Diner

13'6" max x 11'7" (4.12 max x 3.54)
Fitted with wall and base units with work surfaces over and sink unit, integrated oven and hob with extractor fan over, double glazed window, radiator.

Lounge

14'9" x 11'4" (4.50 x 3.47)
Double glazed window and French doors leading out to the rear garden, storage cupboard, radiator.

Landing

Access bedrooms and bathroom.

Bedroom 1

14'9" max x 9'6" (4.51 max x 2.90)
Double glazed windows, storage cupboard, radiator.

Bedroom 2

9'8" x 8'0" (2.95 x 2.44)
Double glazed window, radiator.

Bedroom 3

6'6" x 6'5" (2.00 x 1.96)
Double glazed window, radiator.

Bathroom

8'5" x 5'5" (2.57 x 1.67)
Comprising; bath with shower over, WC, wash hand basin and ladder style radiator.

External

Externally there is space for off street parking to the front and a garden to the rear.

Material Information

BROADBAND AND MOBILE:

At the time of marketing we believe this information is correct, for further information please visit <https://checker.ofcom.org.uk>

EE-Good outdoor and in-home
O2-Good outdoor and in-home
Three-UK-Good outdoor and in-home

Vodafone_Good outdoor, variable in-home

We recommend potential purchasers contact the relevant suppliers before proceeding to purchase the property.

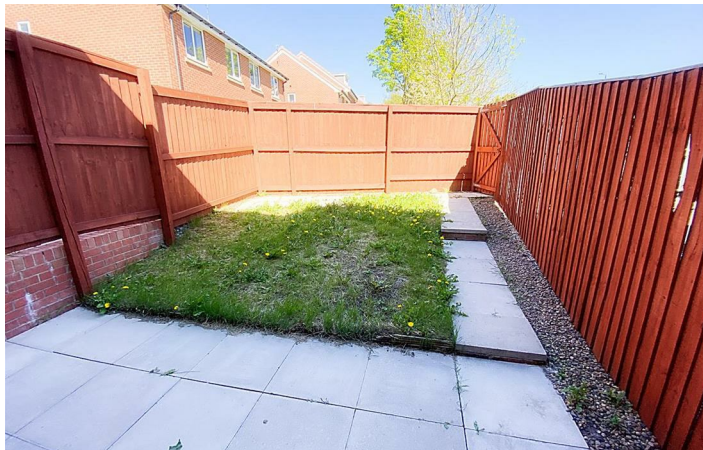
FLOOD RISK:

Yearly chance of flooding:
Surface water: Very low.
Rivers and the sea: Very low.

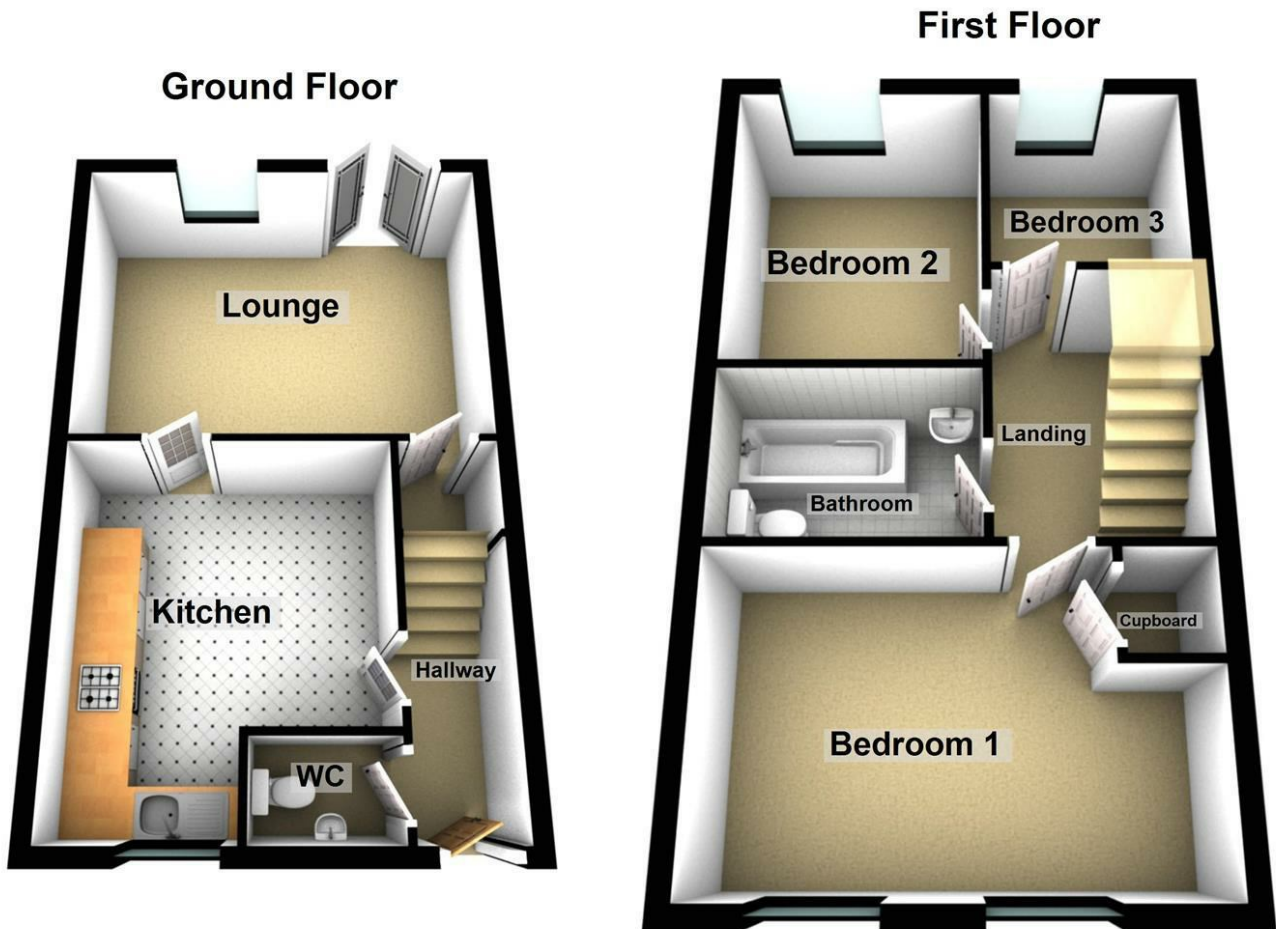
CONSTRUCTION:

Traditional
This information must be confirmed via your surveyor and legal representative.





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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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			91
(81-91) B			
(69-80) C		76	
(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	