

Yeavering House | Jameson Manor | NE20

£325,000

RMS | Rook Matthews Sayer



GROUND FLOOR APARTMENT

GRADE II LISTED

APPROX 1,100 SQ FT

ORIGINAL FEATURES

GENEROUS LIVING

MODERN DINING KITCHEN

LARGE BEDROOM WITH CLOSET

PARKING FOR 2

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION: This one-bedroom flat is offered for sale and forms part of a Grade II listed building in Ponteland, near Newcastle upon Tyne. Situated on the ground floor and extending to approximately 1,100 sq ft, it provides generous proportions throughout, with original coving and timber sash windows enhancing the character of the accommodation.

The apartment comprises one generous reception room, a modern dining kitchen, one bedroom with en-suite and walk in closet and a separate W.C. The property is presented in immaculate condition and benefits from an EPC rating of C and Council Tax band D. Externally, there is parking for two vehicles. The property is offered with no upper chain.

Ponteland is a well-regarded Northumberland village with a range of local amenities including independent shops, cafés, restaurants and essential services. Nearby green spaces and riverside walks provide opportunities for leisure and recreation.

Public transport links are convenient, with regular bus services connecting Ponteland to Newcastle upon Tyne and surrounding areas. For rail connections, residents can access Newcastle Central Station, which offers direct services to Edinburgh, York, Leeds and London, with journey times to London typically around three hours. Newcastle International Airport is also accessible by road, providing domestic and international flights.

This flat will appeal to buyers seeking a well-presented, characterful home with parking and good access to both village amenities and wider transport links.

T: 01661 860 228
ponteland@rmsestateagents.co.uk

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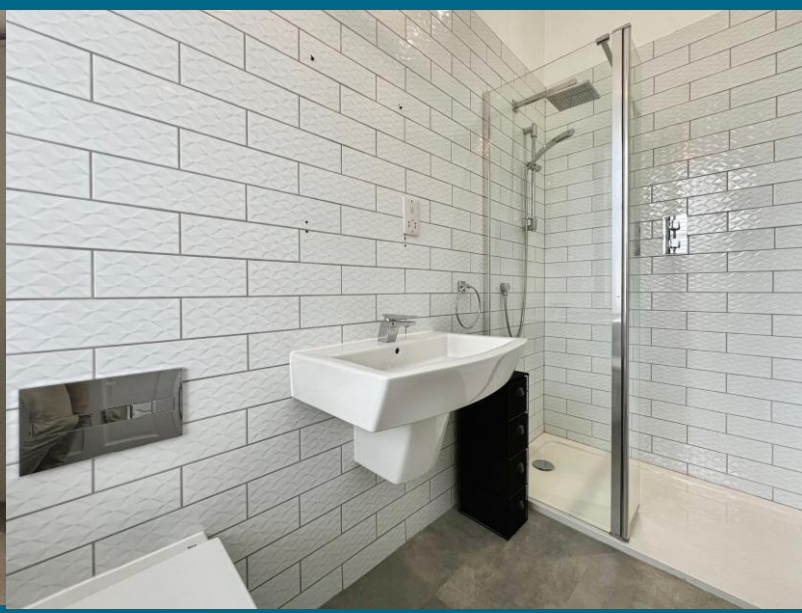












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Living Room:
19'11" (into bay) x 15'00" - 6.07m x 4.57m

Dining Kitchen:
18'05" x 14'06" - 5.61m x 4.42m

Bedroom:
16'10" x 14'00 (into bay) - 5.13m x 4.27m

En-suite:
4'08" x 9'10" - 1.46m x 2.99m

Closet:
4'08" x 5'06" - 1.46m x 1.68m

W.C.
4'04" x 4'05" - 1.34m x 1.37m

PRIMARY SERVICES SUPPLY
Electricity: MAINS
Water: MAINS
Sewerage: MAINS
Heating: MAINS GAS
Broadband: FIBRE
Mobile Signal Coverage Blackspot: No
Parking: 2 ALLOCATED

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? YES, GRADE II

TENURE
Leasehold. It is understood that this property is leasehold. Should you decide to proceed with the purchase of this property, the Tenure and associated details and costs must be verified by your Legal Advisor before you expend costs.
Length of Lease: 999 years from 2022
Service Charge: £2,200 per annum

COUNCIL TAX BAND: D

EPC RATING: C

P00007693.SD.SD.3/8/26.V.1





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Floor Plan

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

FLOORPLAN

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