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RIDLEY GARDENS, SHIREMOOR, NEWCASTLE UPON TYNE, NE27

Offers Over £270,000

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Beautifully presented 3-bed semi-detached, located on a quiet residential estate in Shiremoor. The property benefits from an attached garage, en-suite and family bathroom, along with a landscaped back garden.

The property briefly comprises an entrance hallway, living room, dining room, kitchen, WC and understairs storage cupboard to the ground floor. The first floor landing offers access to all 3 bedrooms, the family bathroom and a useful over-stair storage cupboard. Bedroom one also benefits from an en-suite shower room.

The property is situated in the popular residential area of Shiremoor, North Tyneside, offering convenient access to a range of local shops, schools, supermarkets and recreational facilities.

The location is well connected, with excellent road links to the A19 and Coast Road, providing easy access to Newcastle city centre, North Tyneside and the wider North East. The nearby Silverlink and Northumberland Retail Park provide a wide range of shopping, leisure and dining options, while the North Tyneside coastline is also within easy reach.

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The front door opens into a spacious hallway with attractive wood flooring that extends across much of the ground floor. A downstairs WC off the hallway includes a toilet and wash hand basin with a tiled splashback.

The hallway runs through the property, with stairs to the first floor and access to the front-facing living room. This generously sized room has double doors opening into the rear dining area.

Positioned at the rear, the spacious, beautifully presented kitchen is fitted with a range of wall and base units, including a dish washer and fridge freezer. A window overlooks the rear garden, and the room connects directly to the dining area.

The attractive dining area features floor-to-ceiling windows and French doors opening onto the rear garden. Wood flooring flows through from the hallway and living room, creating a consistent finish throughout the ground floor.

The first-floor landing provides access to all three bedrooms and the family bathroom. Each bedroom can accommodate a double bed, with bedrooms one and two offering especially generous proportions.

Bedroom one includes a well-presented, half-tiled en-suite with a double-depth walk-in shower, WC and wash hand basin. Depending on the purchaser's preferences, only decorative updates are likely to be needed.

Bedroom two is currently used as a children's room but is a generously sized double. Bedroom three is also well proportioned and currently accommodates a double bed and wardrobes, demonstrating its suitability as another double bedroom.

The well-presented, half-tiled family bathroom has a white three-piece suite comprising a bath, WC and wash hand basin.

Outside, the property has a double driveway, a lawned front garden and electric vehicle charging points. The attached garage is accessed from the front and also has rear access, allowing items to be moved directly through to the garden.

The beautifully landscaped, south-facing rear garden has a generous patio immediately outside the rear doors and a raised lawn beyond. Garage walls behind the garden provide privacy, leaving it unoverlooked from the rear.

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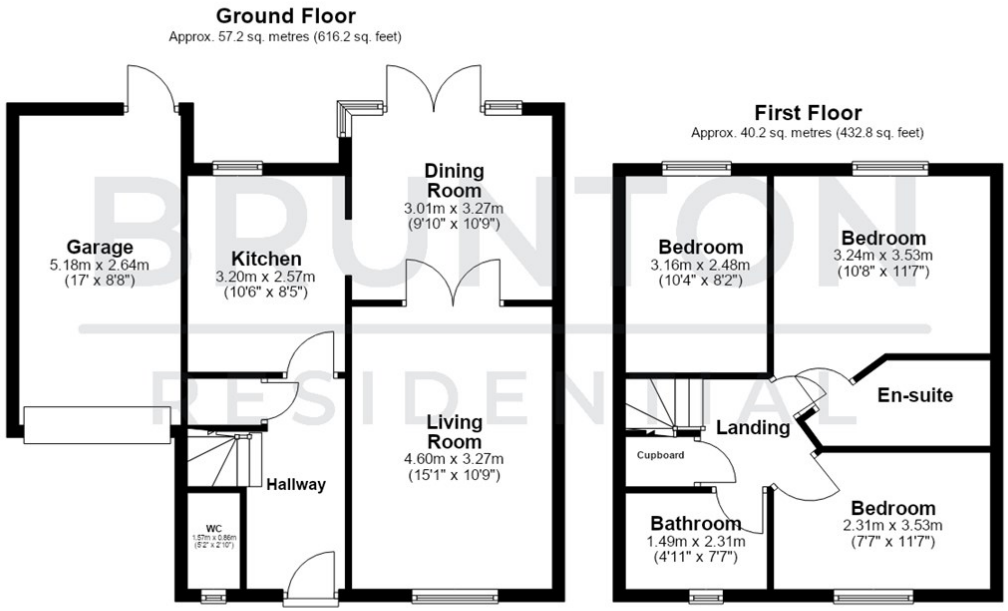
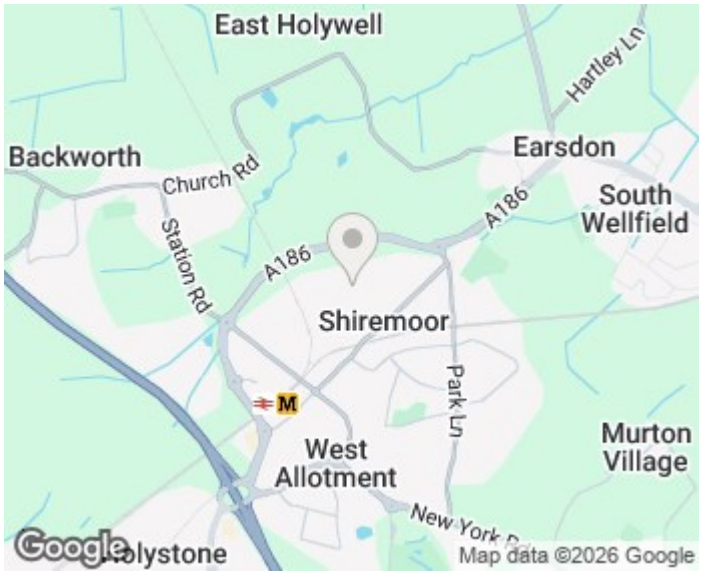
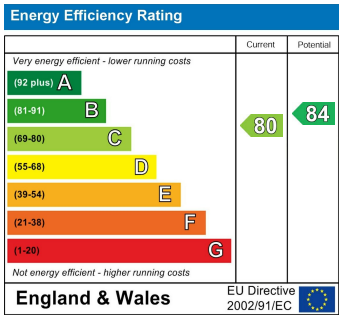
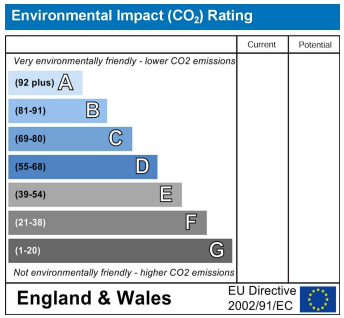
TENURE : Freehold

LOCAL AUTHORITY : North Tyneside

COUNCIL TAX BAND : B

EPC RATING : C



Total area: approx. 97.5 sq. metres (1049.0 sq. feet)