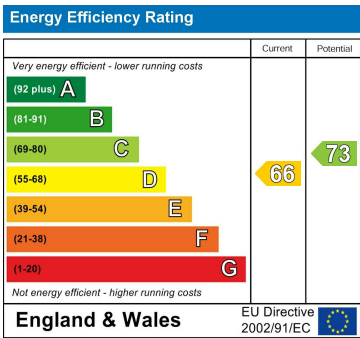




Alma Place, Whitley Bay



Important Information
All rooms have been measured with electronic laser and are approximate measurements only. None of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order. Brannen & Partners for themselves, the vendors or lessors, produce these brochures in good faith and are a guidelines only. They do not constitute any part of a contract and are correct to the best of our knowledge at the time of going to press. Pictures may appear distorted due to enlargement and are not to be used to give an accurate reflection of size. All negotiations and payments are subject to contract.

£180,000

Description

WELL PRESENTED AND PROPRTIONED TWO BEDROOM GROUND FLOOR FLAT IDEALLY SITUATED WITHIN WALKING DISTANCE OF WHITLEY BAY AND CULLERCOATS SEAFRONT AND TOWN CENTRES - AVAILABLE WITH NO UPPER CHAIN

Brannen & Partners are delighted to welcome to the market this well proportioned two bedroom ground floor flat, perfectly placed within the heart of Whitley Bay. Boasting well presented interiors, the flat benefits from an open plan kitchen/diner, newly fitted contemporary bathroom and two double bedrooms. Due to its ideal situation, Whitley Bay & Cullercoats' seafront is only a few minutes walk, as are the town centres offering access to other local towns and Newcastle City centre via the Metro.

Briefly comprising: The welcoming L shaped hallway connects to all principal rooms of the home, incorporating an integral cupboard.

To the centre of the home, the bright and inviting living area presents a modern design and is naturally light due to the ample bay window and southerly aspect. A feature fireplace creates a warm feel to the living space, whilst a door connects to the kitchen diner.

Open plan in design, the kitchen diner is well sized, ensuring space to accommodate a breakfasting table. Shaker style cabinetry and wood effect worktops frame the kitchen itself, with integral appliances including an oven, hob and extractor hood, in addition to designated under counter space for further appliances. From here, the bathroom and utility space can be accessed, equipped with fixtures and plumbing for further appliances and access to the rear yard.

Back to the initial hallway, both bedrooms are available to the front of the home. Both bedrooms are double in size, with the primary bedroom incorporating a feature fireplaces and fitted storage to both alcoves.

Finalising the home, the contemporary bathroom has been newly fitted presenting a sleek design, furnished with a walk in shower, WC, heated towel rail and wall mounted wash basin, complete with under floor heating.

Externally, the property offers a private rear yard benefitting from a westerly aspect, inviting the sun throughout the afternoon and into the evening, in addition to an external storage cupboard. Whereas to the front, a small gravelled area sits to the right of the front door.

This property is ideally located close to local shops, cafes and restaurants in Whitley Bay town centre. This property also benefits from being within the catchment area for some of Whitley Bay's most sought-after schools. The local transport links are easily accessible, with Whitley Bay Metro station within walking distance, as well as access to major road links into Newcastle City centre and other coastal towns nearby.

Entrance Hallway
10'7" x 18'4"

Living Room
17'3" x 11'10"

Kitchen Diner
8'6" x 19'7"

Utility Room
6'2" x 8'9"

Bedroom One
11'4" x 10'0"

Bedroom Two
11'4" x 7'4"

Bathroom
8'1" x 8'9"

Rear Yard & Front Garden

Tenure
Leasehold - Share of Freehold - 975 years remaining

