



1 Bowes Lyon Court Dryden Road, Gateshead, NE9 5BX

£54,950

Welcome to this beautifully presented ground floor flat located on Dryden Road in the charming area of Low Fell. This delightful apartment offers a perfect blend of comfort and style, making it an ideal choice for individuals or couples seeking a cosy home. Upon entering, you are greeted by a secure communal entrance lobby that leads to your private hallway, complete with a handy storage cupboard. The spacious lounge is a standout feature, boasting a lovely fireplace that adds warmth and character to the space. From the lounge, you can access the well-maintained communal gardens, perfect for enjoying the outdoors. The double doors lead you into the kitchen, which is equipped with an integrated oven, making it a practical space for cooking and entertaining. The bedroom is recently decorated and features built-in wardrobes, providing ample storage while maintaining a sleek and tidy appearance. The stylish shower room adds a touch of modern elegance to the flat, ensuring that your daily routines are both comfortable and enjoyable. Residents will appreciate the allocated parking as well as additional visitor parking, making it convenient for guests. The communal gardens offer a serene environment for relaxation and socialising with neighbours. This flat is not only well-presented but also situated in a pleasant location, making it a wonderful opportunity for those looking to settle in Gateshead. With its appealing features and inviting atmosphere, this property is sure to impress. Don't miss the chance to make this lovely flat your new home.

COMMUNAL ENTRANCE

APARTMENT HALLWAY

LOUNGE

14'9" x 9'10" (4.51m x 3.00m)



KITCHEN

7'4" x 5'9" (2.26m x 1.77m)



BEDROOM

11'6" x 9'3" (3.53m x 2.82m)



SHOWER ROOM

6'10" x 5'6" (2.09m x 1.70m)



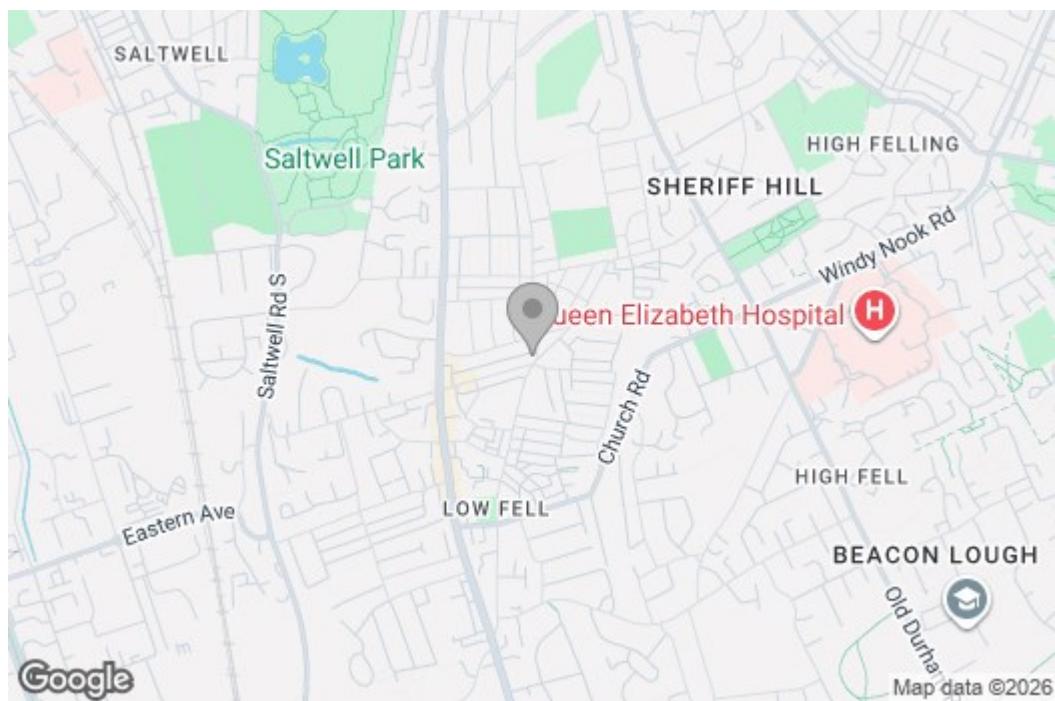
EXTERNAL

Property disclaimer

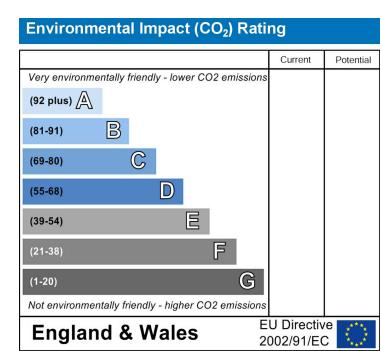
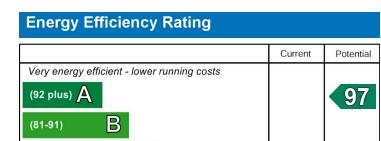
IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller. We cannot also confirm at this stage of marketing the tenure of this house.

Floor Plan

Area Map



Energy Efficiency Graph



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, purchaser 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 firms employment has the authority to make or give an representation or warranty in respect of the property.