Jan Forster

Kings Road | Forest Hall | Newcastle Upon Tyne | NE12 7PH

Price £170,000

2 1 1

- Popular Location
- Two Bedrooms
- Allocated Parking
- Close To Amenities
- Viewing Recommended
- End Link Home
- Front and Rear Gardens
- Great First Time Buy
- Freehold
- Call For More Information

* Video Tour on our YouTube Channel | https://youtu.be/_aneuSp5sUc *

This well-presented, two-bedroom end-link house is ideally situated on Kings Road, a popular residential area of Forest Hall. The property offers well-proportioned accommodation over two floors and would make an excellent choice for first-time buyers, couples or those looking for a comfortable home in a convenient location.

The ground floor features a welcoming entrance porch, lounge with open plan staircase, stylish fitted kitchen with integrated oven and hob and a separate, bright and airy dining area, with Velux windows and sliding patio doors providing direct access to the rear garden.

To the first floor are two good-sized bedrooms, the main with fitted wardrobes and bedroom two with built-in storage. There is also a modern bathroom WC with an overhead shower. The property further benefits from gas central heating and double glazing throughout.

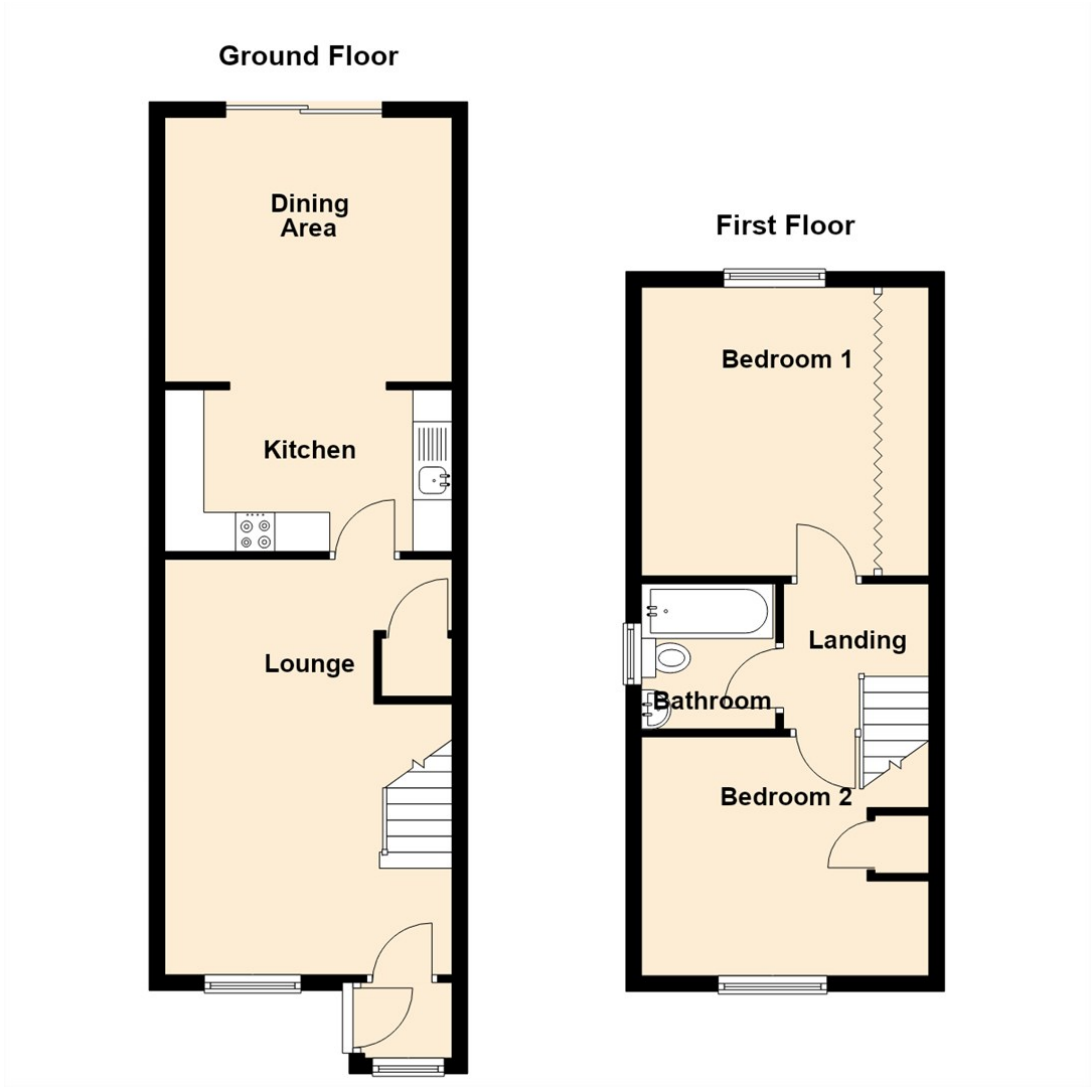
Externally, the property enjoys a well-maintained garden and an allocated parking space to the front, with useful side access and there is a well-stocked private rear garden, with a lawn and mature borders. An ideal space for outdoor relaxation and entertaining.

Forest Hall is a popular and established residential area, well positioned for a range of local amenities, shops, schools, and leisure facilities. The location also provides excellent transport links, offering convenient access to Newcastle city centre and surrounding areas, making it particularly well suited to commuters.

Early viewings are highly recommended on this delightful property. For more information and to book a viewing, please call our sales team on 0191 236 2070.

Tenure
The agent understands the property to be freehold. However, this should be confirmed with a licenced legal representative.

Council Tax Band: B



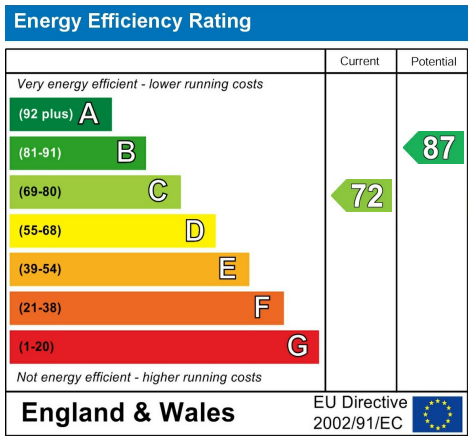
Lounge 17'4" x 11'11" (5.30 x 3.65)

Kitchen 11'11" x 6'9" (3.65 x 2.07)

Dining Room 12'10" x 11'1" (3.92 x 3.39)

Bedroom One 12'0" x 9'10" (3.66 x 3.00)

Bedroom Two 12'0" x 8'11" (3.66 x 2.72)



The difference between house and home

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