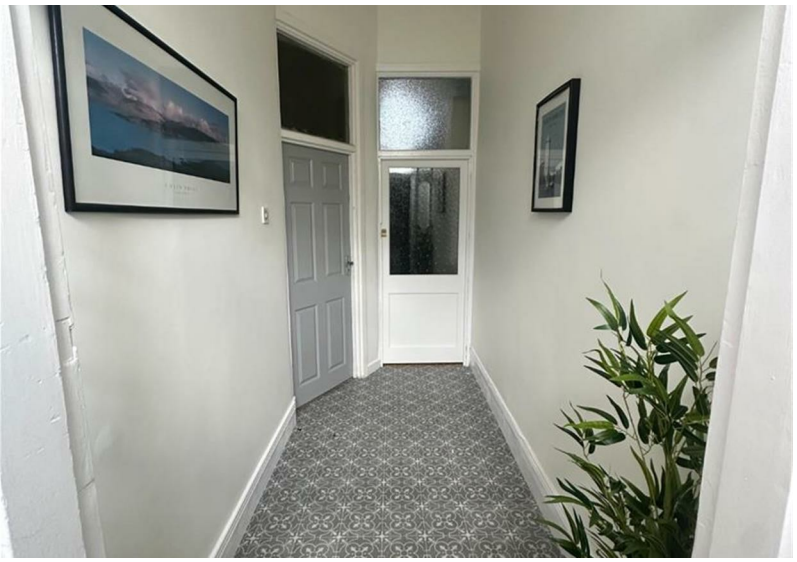
R.A Jackson & son
Est. 1830





# 10 Alma Place, North Shields, NE29 0LZ

## Offers Over £250,000

# 10 Alma Place, North Shields, NE29 0LZ

- **FOUR BEDROOMS**
- **NO CHAIN**
- **PERIOD FEATURES**
- **GARAGE**

## LOCATION
Located in the vibrant town of North Shields on Alma Place, a treelined street ideally located close to the Fishquay and seaside.

North Shields town centre is close by, having a broad range of local facilities and amenities including good transport links providing easy access to Newcastle city centre and the coast. Tynemouth Long Sands beach and Fish Quay add to the appeal, offering outdoor space for activities.

## DESCRIPTION
The property comprises a large four bedroom maisonette spanning over the first and second floors.

## ACCOMODATION

### Entrance hallway
Shared entrance with the flat below.

### Stairs

## FRIST FLOOR

### Hallway

### Kitchen
10'9" x 9'10" (3.3m x 3m )
A range of beech wall and floor units, complimentary worktops, sink with drainer.

### Bathroom/WC
6'6" x 10'5" (2m x 3.2m )
Consisting a white WC, wash hand basin and bath with shower over.

### Bedroom
16'0" x 13'5" (4.9m x 4.1m )
Feature Fire Place.

### Living Room
22'7" x 14'5" (6.9m x 4.4)
Feature Fire Place.

### Dining Area
Open plan archway from the living room.

## SECOND FLOOR

### Bedroom
15'1" x 17'4" (4.6m x 5.3m)
Velux window.

### Bedroom
13'9" x 17'4" (4.2m x 5.3m )

### Bedroom
9'2" x 12'5" (2.8m x 3.8m )

## EXTERNAL
Shared yard to rear.

### Garage
Single garage to the rear.

## TENURE
The property is subject to a long leasehold title of 999 from 29th May 1987.

## ENERGY PERFORMANCE CERTIFICATE
The EPC rating for the property is C (69). A full copy of the report is available upon request.

## MONEY LAUNDERING REGULATIONS
In accordance with the Anti-Money Laundering Regulations the Purchaser will be required to provide two forms of identification and proof of the source of income.

## CLIENT MONIES PROTECTION SCHEME
R A Jackson & Son LLP is a proud member of the RICS. The RICS Client Money Protection for Residential Agents scheme has been approved by Government under the The Client Money Protection Schemes for Property Agents (Approval and Designation of Schemes) Regulations 2018. This means that RICS registered firms holding money in the areas covered by the regulations, will have met the requirements under The Client Money Protection Scheme for Property Agents Regulations (2018) to belong to an approved scheme. Further information https://www.rics.org/regulation/regulatory-schemes/client-money/cmp-scheme

## PROPERTY REDRESS SCHEME
R A Jackson & Son LLP are part of The Property Ombudsman. Membership number T01923.

# Our Services

R A Jackson and Son Chartered Surveyors provide a broad range of property services across the North East including:

Residential Sales and Lettings
Commercial Sales and Lettings
Professional Valuation of Commercial and Residential Property
Home-buyer Survey and Valuation
Property Management
Acquisition

To find out more please contact us on 0191 257 1253 or e mail: sales@rajackson.co.uk




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