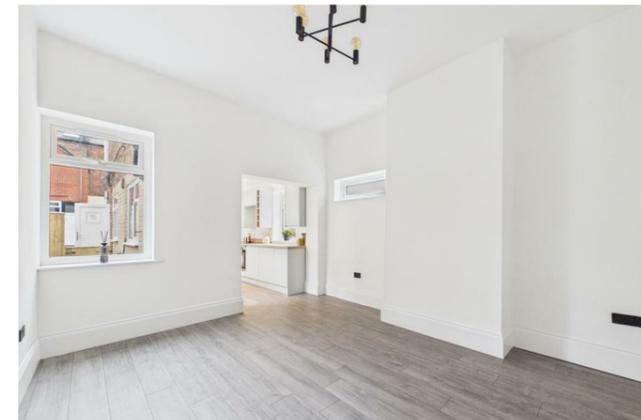
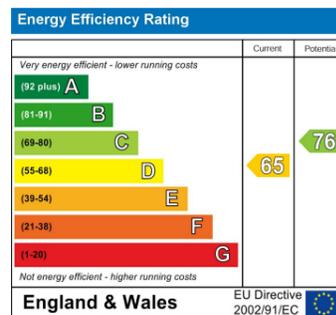
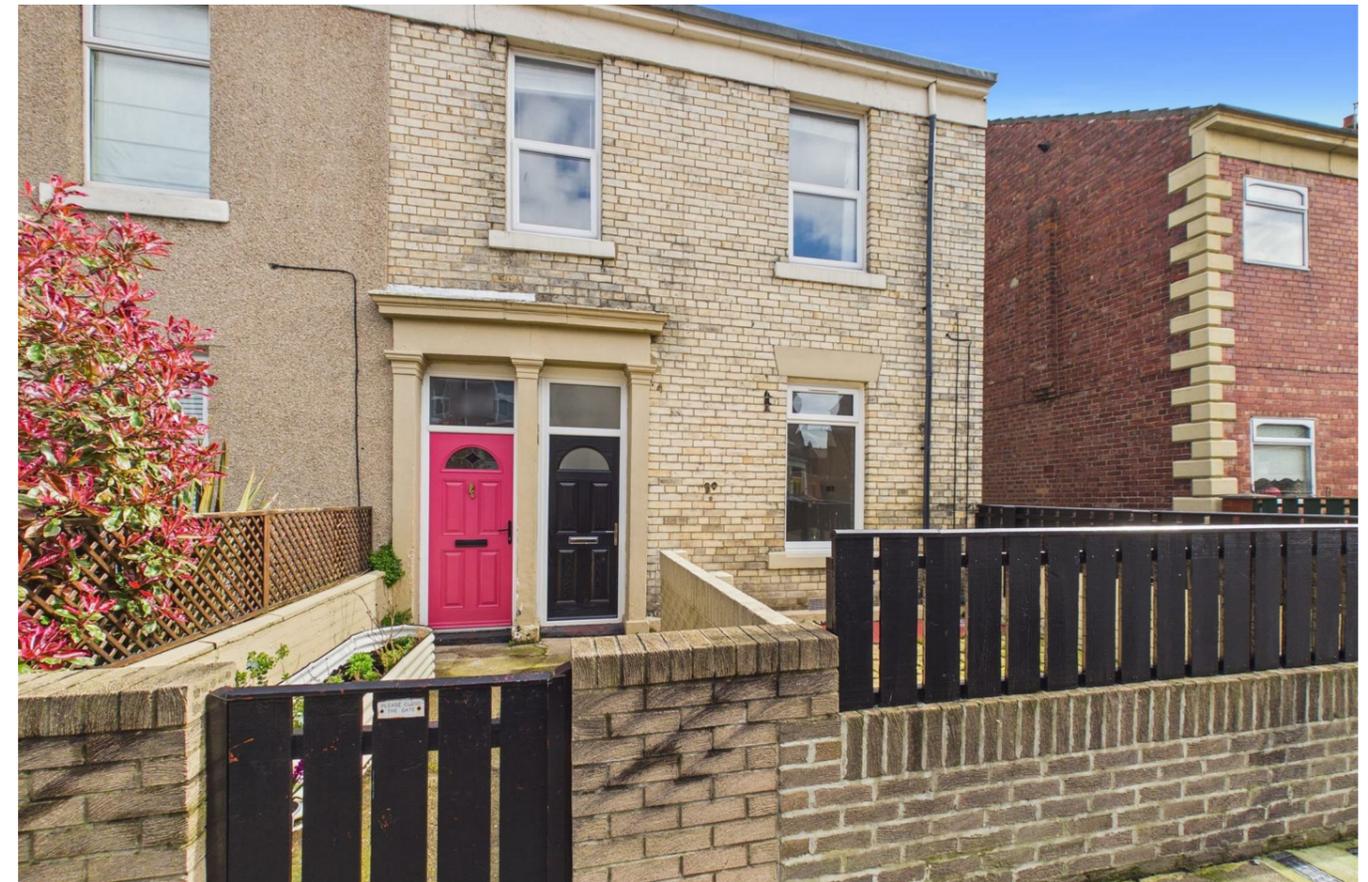




## Princes Street, North Shields



### 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.

Offers Over £195,000

## Description

FULLY REFURBISHED TWO BEDROOM GROUND FLOOR FLAT SITUATED WITHIN THIS POPULAR AREA IN NORTH SHIELDS CLOSE TO NORTHUMBERLAND PARK OFFERED WITH NO UPPER CHAIN

We are delighted to bring to the market this beautifully appointed and fully refurbished two bedroom ground floor flat in North Shields. Boasting stylish interiors, bright and airy open plan living, modern kitchen and shower room, private rear yard and enclosed town garden to the front. Must be seen!

Briefly comprising: Entrance vestibule to a welcoming hallway leading to all rooms and benefits from a large walk in storage cupboard. Towards the rear of the property is an impressive open plan lounge/kitchen/diner, offering a sociable space perfect for entertaining family and friends. The newly installed kitchen has a stylish range of fitted wall and base units, integrated appliances include an electric hob, oven, extractor fan, fridge, freezer, dishwasher and plumbing for a washing machine. A door offers access out to the rear yard. The contemporary shower room comprises a step in shower, hand basin within a vanity unit, W.C. and heated towel rail.

To complete the property are two double bedrooms, one of which is particularly generous in size and overlooks the front of the property.

Externally to the rear is an enclosed private yard and to the front is a paved patio garden.

## Entrance Vestibule

## Hallway

## Lounge/Diner

15'2" x 11'10"

## Kitchen

10'7" x 7'4"

## Shower Room

9'2" x 4'2"

## Bedroom One

14'7" x 12'5"

## Bedroom Two

10'3" x 8'0"

## Externally

To the rear is an enclosed private yard and to the front is a paved patio garden.

## Tenure

Leasehold

