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125 North Road

, Wallsend, NE28 8RH

This property is currently marked as "Sale Agreed," and no additional viewings will be conducted. We welcome inquiries from anyone looking to sell their property and interested in obtaining one of our "Gone" boards. Please feel free to contact us.

• GUIDE PRICE £65,000 - £75,000 •

• TWO BEDROOM FIRST FLOOR FLAT • CHAIN FREE • WALKING DISTANCE TO TOWN CENTRE •

• LOUNGE/ DINING ROOM • MODERN BATHROOM • CLOSE TO RICHARDSON DEES PARK •

Price Guide £65,000

2 1 1 D

- Guide Price £65,000 - £75,000
- Lounge/Dining Room
- Freehold - A Lease Will Need To Be Created
- Two Bedroom First Floor Flat
- Private Yard To Rear
- Council Tax Band A
- Modern Refitted Bathroom
- Chain Free
- Energy Rating D

Entrance

Double glazed entrance door, stairs to the first floor accommodation.

Landing

Electric heater.

Lounge Area

12'11" x 12'11" (3.95 x 3.94)
Double glazed window, fireplace, electric heater.

Dining Area

9'1" x 7'4" (2.78 x 2.25)
Double glazed window, gas heater.

Kitchen

7'9" x 6'9" (2.37 x 2.08)
Wall and base units with work surfaces over and sink unit, double glazed window, door to the rear stairs.

Bathroom

7'5" x 5'11" (2.28 x 1.81)
Bath with shower head attachment, WC and wash hand basin with built-under storage, panelling to walls, double glazed window, ladder style radiator.

Bedroom 1

13'6" x 12'7" + bay (4.12 x 3.86 + bay)
Double glazed bay window, electric heater, built-in wardrobes.

Bedroom 2

9'1" x 7'10" (2.78 x 2.39)
Double glazed window, built-in wardrobe.

External

Externally there is a private south facing yard to the rear.

Material Information

BROADBAND AND MOBILE:
At the time of marketing we believe this information is correct, for further information please visit https://checker.ofcom.org.uk

EE-Good outdoor and in-home
O2-Good outdoor and in-home
Three-UK-Good outdoor, variable in-home
Vodafone-Good outdoor and in-home

We recommend potential purchasers contact the relevant suppliers before proceeding to purchase the property.

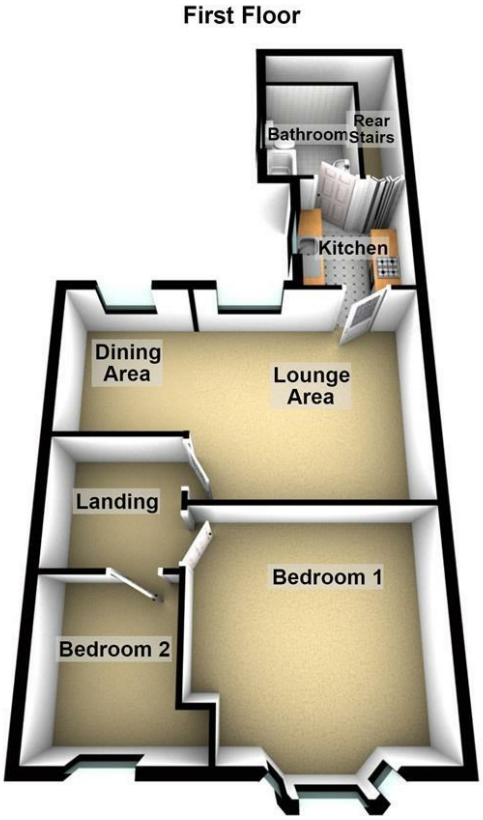
FLOOD RISK:
Yearly chance of flooding:
Surface water: Very low.
Rivers and the sea: Very low.

CONSTRUCTION:
Traditional
This information must be confirmed via your surveyor and legal representative.

Important Information

This property is currently freehold a lease will need to be created for a new buyer,

Floor Plan



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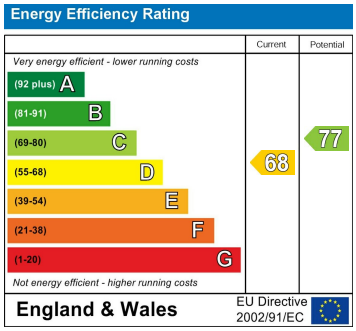

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