



Owlet Close, Winlaton, Tyne And Wear, NE21 6BH

*****CHAIN FREE***** Well presented two bedroom detached bungalow on the desirable Hanover Estate in Winlaton. The property comprises of living room, two bedrooms, bathroom W/C and kitchen opening to the rear garden. Externally there is a lovely low maintenance rear garden with a selection of mature plants and shrubs, as well as a driveway and attached garage to the side of the property. An early viewing is essential to avoid disappointment! EPC rating D.



*****CHAIN FREE*****

Detached Bungalow

Two Bedrooms

Driveway, Garage & Gardens

Early Viewing Essential!

EPC Rating D

Offers Over £200,000

Living Room 13' 6" x 10' 4" (4.12m x 3.15m) Max
Feature fireplace.

Bedroom 1 11' 4" x 10' 4" (3.45m x 3.16m) Max
Benefits from fitted wardrobes.

Bedroom 2 10' 11" x 8' 4" (3.32m x 2.53m) Max
Corner cupboard for storage.

Bathroom 8' 0" x 7' 4" (2.44m x 2.24m) Max
Bath with shower over, wash basin and W/C.

Kitchen 10' 11" x 10' 5" (3.32m x 3.18m) Max
Fitted with a range of wall and base units, with integrated oven/hob. Space for freestanding appliances (not included).

Externally

Driveway leading to attached garage. Lawned garden to front. Pretty low maintenance garden to rear with patio and gravel areas. Selection of mature trees and shrubs.

Additional Information

Council tax band: C We understand this property is freehold. Mobile phone coverage and broadband availability: <https://checker.ofcom.org.uk/> Coal mining: The North East has a widespread coal mining heritage and many properties are built within the vicinity of historic coal mining. We have not been made of aware of any specific issues with this property. Your conveyancer may carry out a coal mining search.

Important note to purchasers

We have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. The measurements are a guide to prospective buyers only and are not precise. We have not carried out a structural survey and the services, appliances and fittings have not been tested by us. If you require any further information, please contact us.

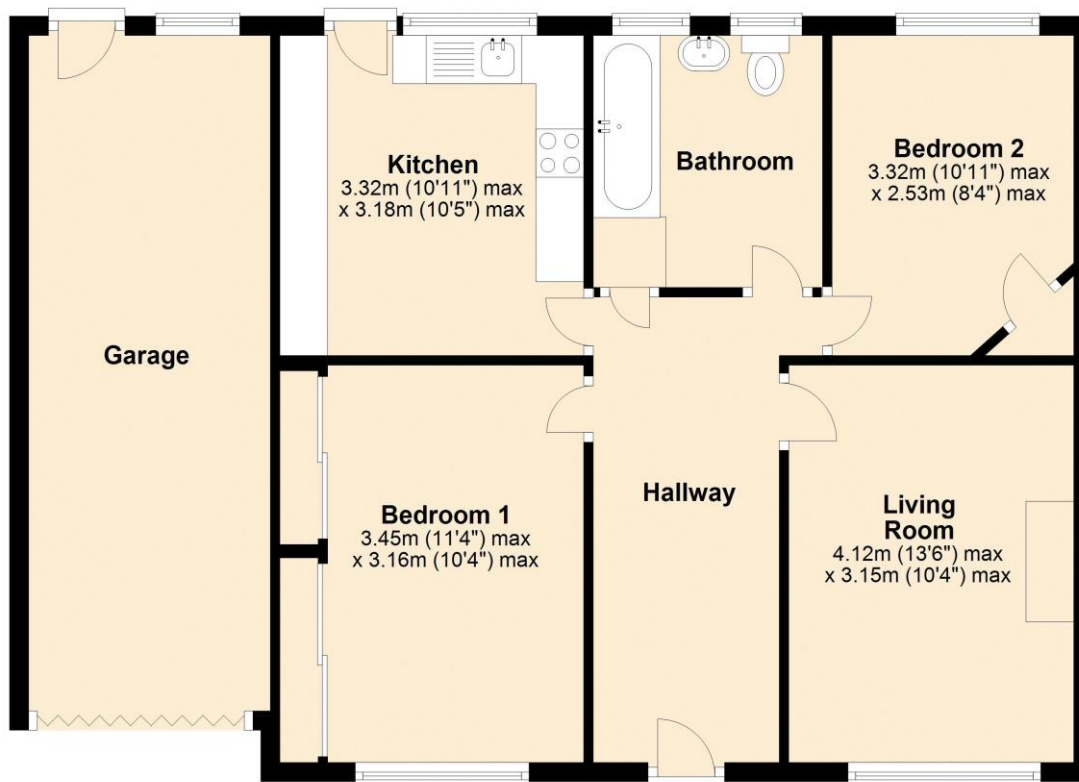
EPC Graph (full EPC available on request)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		



Floorplan

Ground Floor



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