

Jan Forster

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Marlborough Court | Kingston Park | Newcastle Upon Tyne | NE3 2YY

Price £115,000



2 1 1

- Popular Location
- Ideal First Time Buy
- Two Bedrooms
- Ground Floor Flat
- Garage In Block
- Leasehold
- Close To Amenities
- Viewing Recommended
- Call For More Information









This delightful, two-bedroom ground floor flat is situated within the popular Marlborough Court in Kingston Park. Offered for sale with no upper chain, it presents an excellent opportunity for first-time buyers as well as buy-to-let investors.

The surrounding area is highly convenient, providing easy access to major motorway routes and Metro links, along with a wide range of local amenities including schools, restaurants, and a large retail park nearby.

Internally, the property offers a welcoming entrance hallway with useful storage space, leading through to a fitted kitchen complete with both floor and wall units and direct access to the garden. The lounge diner provides a comfortable and versatile living space, while both bedrooms are well-proportioned with built-in storage. A modern three-piece bathroom suite completes the accommodation, featuring a shower over the bath. Further benefits include gas central heating and double glazing.

Externally, the property enjoys the advantage of a private garden, ideal for outdoor relaxation, and there is also a single garage located within a nearby block.

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

Council Tax Band: A

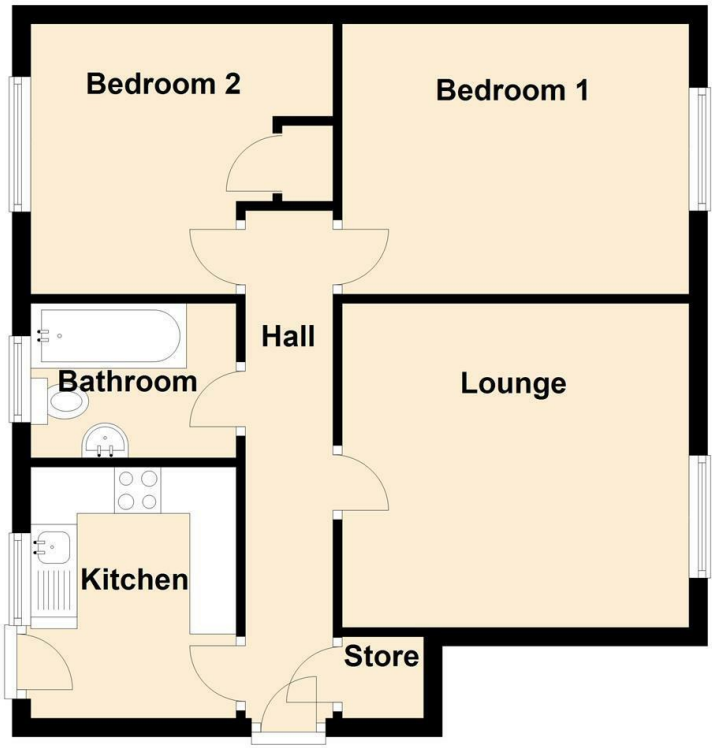
Lounge Dining Room 11'5" x 12'3" (3.48 x 3.74)

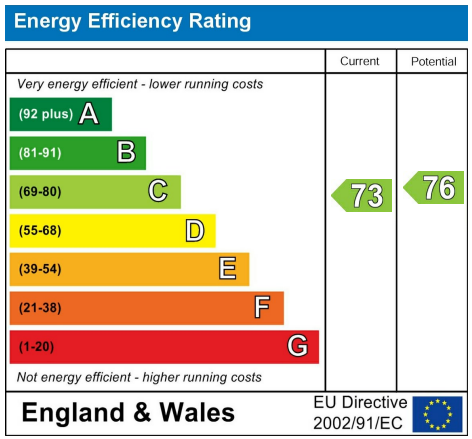
Kitchen 8'10" x 7'2" (2.70 x 2.20)

Bedroom One 9'7" x 12'5" (2.93 x 3.81)

Bedroom Two 9'7" x 9'9" (2.93 x 2.98)

Ground Floor





The difference between house and home

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