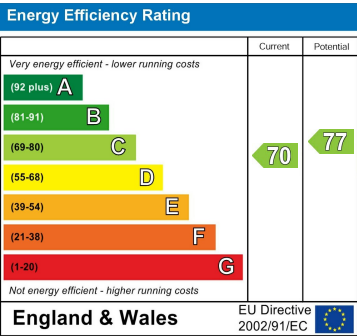




St Anselm Road, North Shields



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.



Price Guide £175,000

Description

SPACIOUS TWO BEDROOM SEMI DETACHED HOME
POSITIONED UPON A RESIDENTIAL ESTATE IN NORTH
SHIELDS - IN NEED OF MODERNISATION AND AVAILABLE
WITH NO UPPER CHAIN

Brannen & Partners welcome to the market this
spacious two bedroom semi detached home, situated
within North Shields. Boasting two double bedrooms
with integral storage, an extended living space,
practical kitchen and thoughtfully designed bathroom,
the property is complete with front and rear gardens,
gated driveway and double length garage.

Briefly comprising: Glazed entrance porch leads
directly into the reception hallway, connecting to all
rooms of the ground floor and with stairs to the first
floor.

Positioned to the rear of the home, the expansive
living space features a large picture window flooding
the space with natural light. Furnished with a
feature stone fireplace incorporating a gas fire, the
reception room has been extended to create an
ample and social space. Progressing back to the
hallway, the practical kitchen overlooks the front of
the property, equipped with a variety of wall and
base units whilst housing an integral oven and hob.
From here, the garage can also be accessed.

Upon the first floor, the central landing provides
access to both double bedrooms and bathroom. Both
bedrooms are fitted with integral storage, whilst the
principal bedroom also benefits from fitted
wardrobes. Finalising the home, the thoughtfully
designed shower room presents a shower cubicle,
WC and pedestal wash basin, in addition to an
integral storage cupboard.

Externally, there is a considerable south facing
garden to the rear, fully paved for low maintenance
with mature shrub borders. Similarly the front is also
paved with gates access to the driveway and double
length garage.

North Shields is a sought after area providing great
road, rail links and bus routes to Newcastle City
centre and surrounding towns. With a good array of
amenities, schools and local shops, a short car
journey will ensure you make the most of the
regenerated Fish Quay and Tynemouth Village, both
offering a great selection of restaurants and cafes.

Entrance Porch
6'1" x 4'8"

Hallway
6'0" x 11'2"

Kitchen
6'6" x 10'5"

Living Room
13'0" x 16'9"

Landing
6'7" x 7'3"

Bedroom One
13'1" x 10'9"

Bedroom Two
13'0" x 9'1"

Bathroom
6'0" x 5'11"

Garage
7'11" x 31'5"

Front & Rear Gardens

Tenure
Freehold

