



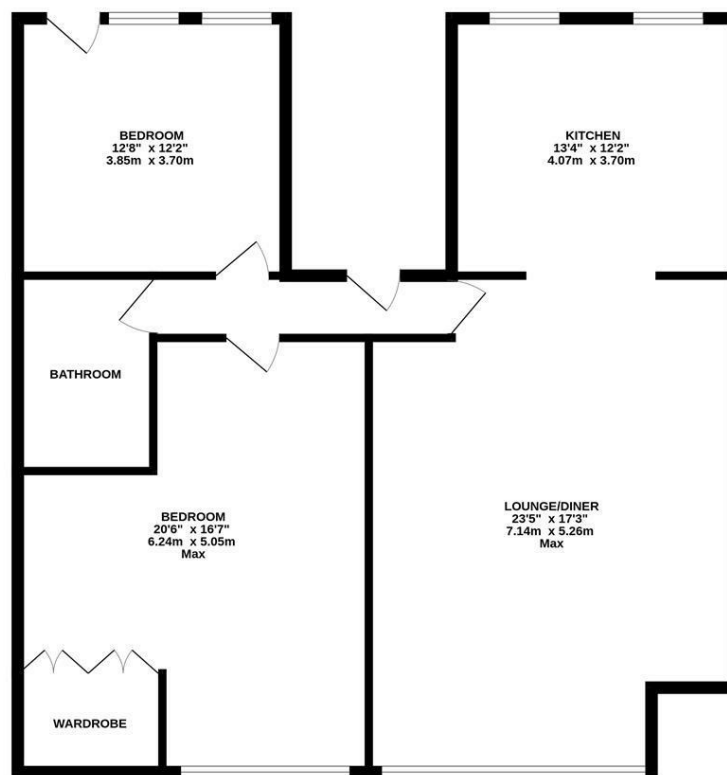
GENEROUS SECOND FLOOR
CONVERSION APARTMENT with TWO
DOUBLE BEDROOMS, ALLOCATED OFF-
STREET PARKING and NO ONWARD
CHAIN! Set behind south facing lawned gardens,
this two bedroom conversion apartment located to
the second floor of this imposing double fronted
Victorian townhouse, perfectly positioned on
Osborne Avenue, Jesmond. Within walking
distance to the cafés and shops of Clayton Road,
Acorn Road, Jesmond Dene and close to
Newcastle City Centre itself, Osborne Avenue is
well located within close proximity to all Jesmond
has to offer.

Offering almost 1,100 Sq ft and with spot lighting
throughout, the accommodation briefly comprises:
communal entrance hall with stairs to second floor;
entrance hall; 23ft lounge diner with half walk in
bay, open to kitchen with fitted units, work surfaces
and dual windows; bathroom complete with three
piece suite; two double bedrooms, bedroom one
with fitted wardrobe storage and bedroom two
with rear fire escape access and dual windows.
Externally, well manicured gardens to the front and
to the rear, allocated off-street parking. With no
onward chain, early viewings are advised.

Second Floor Conversion Apartment | 1,091 Sq ft
(101.4m²) | 23ft Lounge Diner | Two Bedrooms
| Kitchen | Bathroom | Communal Front
Gardens | Allocated Rear Parking | GCH | No
Onward Chain | Leasehold - 955 Years Remaining
| Service Charge £2,407.80 Per Annum | Council
Tax Band C | EPC: Rating C



TOP FLOOR
1091 sq.ft. (101.4 sq.m.) approx.



TOTAL FLOOR AREA : 1091 sq.ft. (101.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Offers Over £240,000

IMPORTANT NOTE: These particulars and the descriptions and measurements herein do not constitute representation and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.

