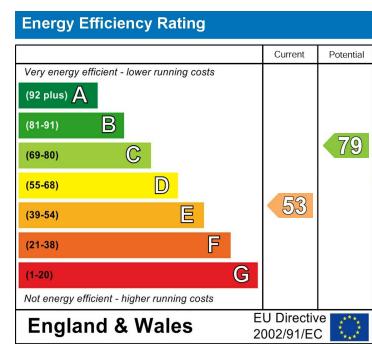




## Wilton Drive, West Monkseaton



### 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.

**Asking Price £300,000**

## Description

WONDERFUL OPPORTUNITY TO ACQUIRE THIS SPACIOUS TWO BEDROOM SEMI DETACHED BUNGALOW OCCUPYING A GENEROUS SIZED PLOT IN WEST MONKSEATON - OFFERED WITH NO UPPER CHAIN

Brannen & Partners welcome to the market this well proportioned two bedroom bungalow, which sits on a good sized plot with gardens to the front and rear. Showing fantastic potential, the property boasts two double bedrooms, kitchen/diner, conservatory, well maintained gardens, driveway parking and a garage.

Briefly comprising: Entrance hallway leading to a bright and airy living room, benefitting from a large window to the front allowing plenty of light to fill the room. Off the lounge is a double bedroom with views over the rear garden. The kitchen/diner is a good size with fitted wall and base units, whilst a door leads to the conservatory offering views over the rear garden and a door opening out to a patio area.

An inner lobby off the lounge offers access to the main double bedroom and wet room, comprising hand basin within a fitted vanity unit and W.C. A walk in cupboard provides additional storage, as well as access to the utility room, where there is plumbing for a washing machine and a door out to the rear garden and garage.

Externally to the rear is a large well maintained garden laid to lawn with mature planting and a patio area. To the front is a lawn, driveway parking and a garage.

West Monkseaton is a popular residential area with a good range of local amenities including shops, cafes and restaurants. This property is within walking distance to West Monkseaton Metro station providing excellent access to other coastal areas and Newcastle City centre. Whitley Bay is close by offering beautiful beaches, independent shops, restaurants and cafes.

### Entrance Hallway

**Living Room**  
16'5" x 12'1"

**Kitchen/Diner**  
18'3" x 8'9"

**Conservatory**  
9'4" x 7'3"

**Bedroom One**  
14'7" x 10'5"

**Bedroom Two**  
11'9" x 10'0"

**Shower Room**  
8'2" x 7'8"

**Storage Cupboard**  
5'5" x 5'4"

### Externally

Externally to the rear is a large well maintained garden laid to lawn with mature planting and a patio area. To the front is a lawn, driveway parking and a garage.

### Tenure

Freehold

