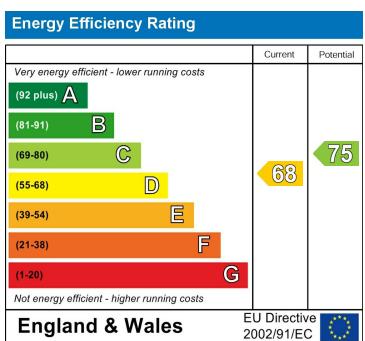




## Laet Street, North Shields



### 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.

**Asking Price £110,000**

## Description

WELL PRESENTED TWO BEDROOM GROUND FLOOR FLAT SITUATED IN NORTH SHIELDS OFFERED WITH NO UPPER CHAIN

Brannen & Partners welcome to the market this well presented two bedroom ground floor flat conveniently located close to amenities in North Shields. Benefiting from good sized accommodation, fitted kitchen and shared rear yard.

Briefly comprising: Private entrance vestibule to the hallway which benefits from a large walk in storage cupboard. Overlooking the rear yard is the living room with a door giving access to the fitted kitchen. Integrated appliances include a gas hob, electric oven, extractor fan and space for a free standing fridge/freezer and washing machine. The bathroom comprises a bath with shower over, hand basin and W.C.

There are two bedrooms, one in particular is very generous in size.

Externally to the rear is a shared yard.

North Shields is a popular residential area and has great road, rail links and bus routes to Newcastle City centre and surrounding towns. North Shields has a good array of local amenities and shops, a pleasant walk or a short car ride can take you to the regenerated Fish Quay and Tynemouth Village both offering a great selection of restaurants and cafes.

### Entrance Vestibule

### Hallway

### Living Room

13'4" x 12'4"

### Kitchen

13'1" x 5'9"

### Bedroom One

13'9" x 12'8"

### Bedroom Two

10'1" x 6'11"

### Bathroom

5'8" x 5'7"

### Externally

To the rear is a shared yard.

### Tenure

Leasehold

