next2buy property retailers make the next step easy

14 North Road

, Wallsend, NE28 8LF

**** GUIDE PRICE £100,000 - £110,000 ****

** A GREAT FIRST TIME BUY OR RENTAL POTENTIAL ** JUST A FEW MINUTES WALK TO SHOPS **

** WESTERN PRIMARY SCHOOL TWO MINUTE WALK ** WALLSEND METRO STATION 0.5 MILE **

** BUS SERVICES DIRECT TO NEWCASTLE CITY CENTRE & THE COAST ** CHAIN FREE **

** TWO BEDROOMS, LOUNGE, KITCHEN & BATHROOM ** GARDENS FRONT & REAR ** FREEHOLD **

** COUNCIL TAX BAND A ** ENERGY RATING D **

Price Guide £100,000

2 1 1 D

- Two Bedroom Mid Terrace House
- Ideal First Time Buy
- Few Minutes Walk To Forum Shopping Centre
- Metro station 0.5 mile away
- Bus Services To Newcastle City Centre
- Gardens Front & Rear -Chain Free
- Freehold
- Council Tax Band A
- Energy Rating D

Porch

Double glazed entrance door with window to the side, half glazed inner door leading into the lounge.

Lounge

4.52 x 3.58
Double glazed window, stairs to the first floor landing, laminate flooring, radiator.

Kitchen

2.04 x 3.56
Fitted with wall and base units with work surfaces over and sink unit, integrated oven and hob, double glazed window, radiator and external door leading to the rear.

Landing

Access to bedrooms and bathroom.

Bedroom 1

3.57 2.97
Double glazed window, storage cupboards, laminate flooring, radiator.

Bedroom 2

3.00 x 1.74
Double glazed window, radiator.

Bathroom

2.10 x 1.71
Comprising; bath with shower over, WC and wash hand basin. Double glazed window, storage cupboard, ladder style radiator and part tiled walls.

External

Externally there is a garden to the front which is fenced and has artificial grass. The rear is paved for low maintenance and there is also a rear access gate.

Material Information

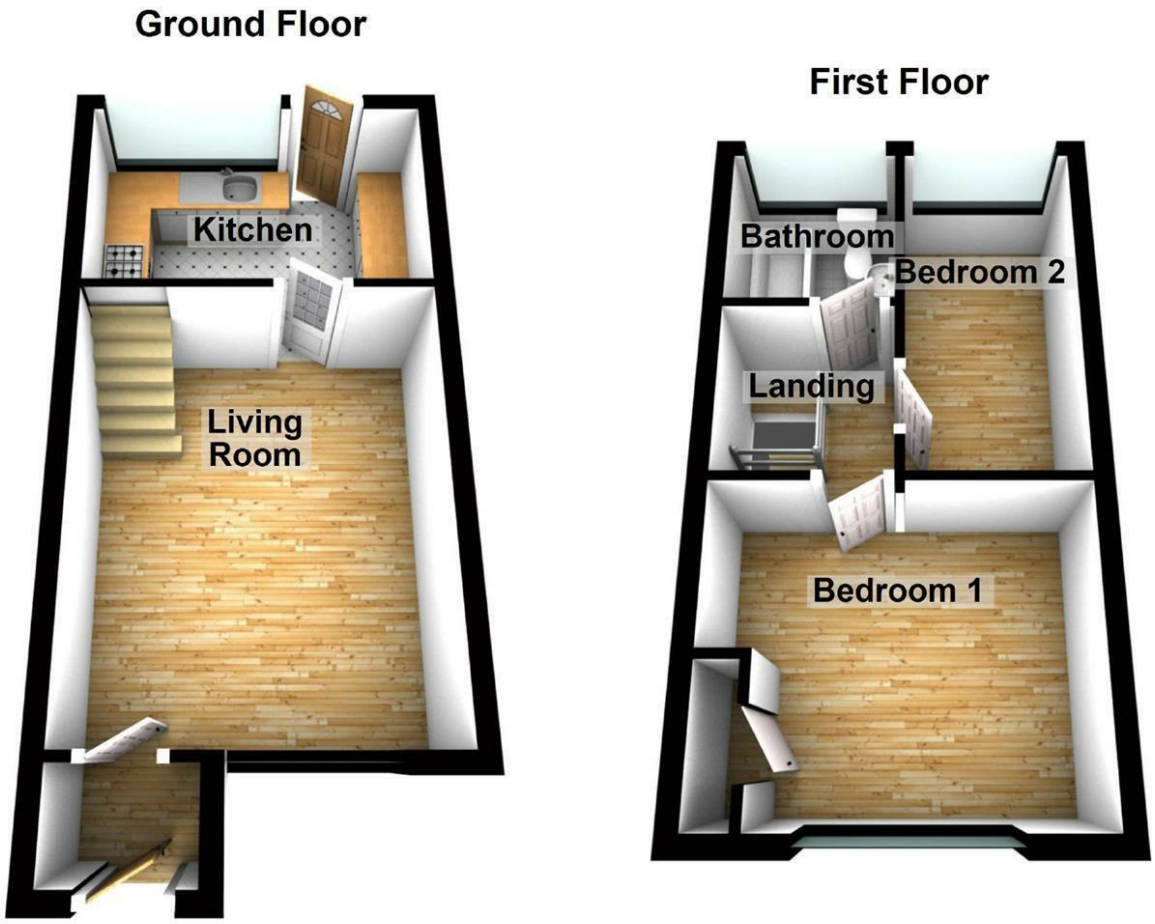
BROADBAND AND MOBILE:
At the time of marketing we believe this information is correct, for further information please visit https://checker.ofcom.org.uk
EE-Good outdoor, variable in-home
O2-LGood outdoor and in-home
Three-UKhttps://pendo-eu-static-5100006295339008.storage.googleapis.com/s5WR-V3qclusnwwODrU-kdE5TzA/guide-media-ec261d5a-60f3-46ca-b383-5a08c707d944Good outdoor
Vodafone_Good outdoor and in-home

We recommend potential purchasers contact the relevant suppliers before proceeding to purchase the property.

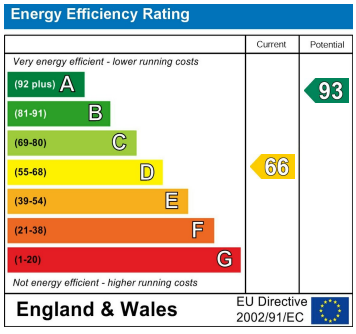
FLOOD RISK:
Yearly chance of flooding:
Surface water: Medium.
Rivers and the sea: Very low.

CONSTRUCTION:
Traditional
This information must be confirmed via your surveyor and legal representative.

Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



136 - 138 Station Road, Wallsend, Tyne & Wear, NE28 8QT
Tel: 0191 295 3322 Email: info@next2buy.com https://www.next2buy.com