



12 Broadway Court

Highbridge



12 Broadway Court, Highbridge, Gosforth, NE3 2NZ

12 Broadway Court is ideally positioned on the ground floor and offers generously proportioned accommodation. The west facing aspect allows for wonderful natural light, particularly in the afternoon and evening. The entrance hallway is spacious and inviting, leading through to the kitchen and living area. The kitchen is both modern and thoughtfully designed, featuring a Neff oven, Smeg hob and elegant quartz worktops. There is also an integrated fridge/freezer and a west facing window that fills the space with natural light. The living room is a particularly attractive feature of the property, a bright spacious room with door opening onto a private patio area.

The principal bedroom is impressive in size and storage, with a walk in wardrobe complete with fitted cupboards and space for a dressing table. The newly fitted bathroom has been finished to a high standard, featuring a walk in shower, Karndean flooring and a Japanese toilet. The second bedroom is another generous double with built in wardrobes and enjoys pleasant views towards the Golf Club.





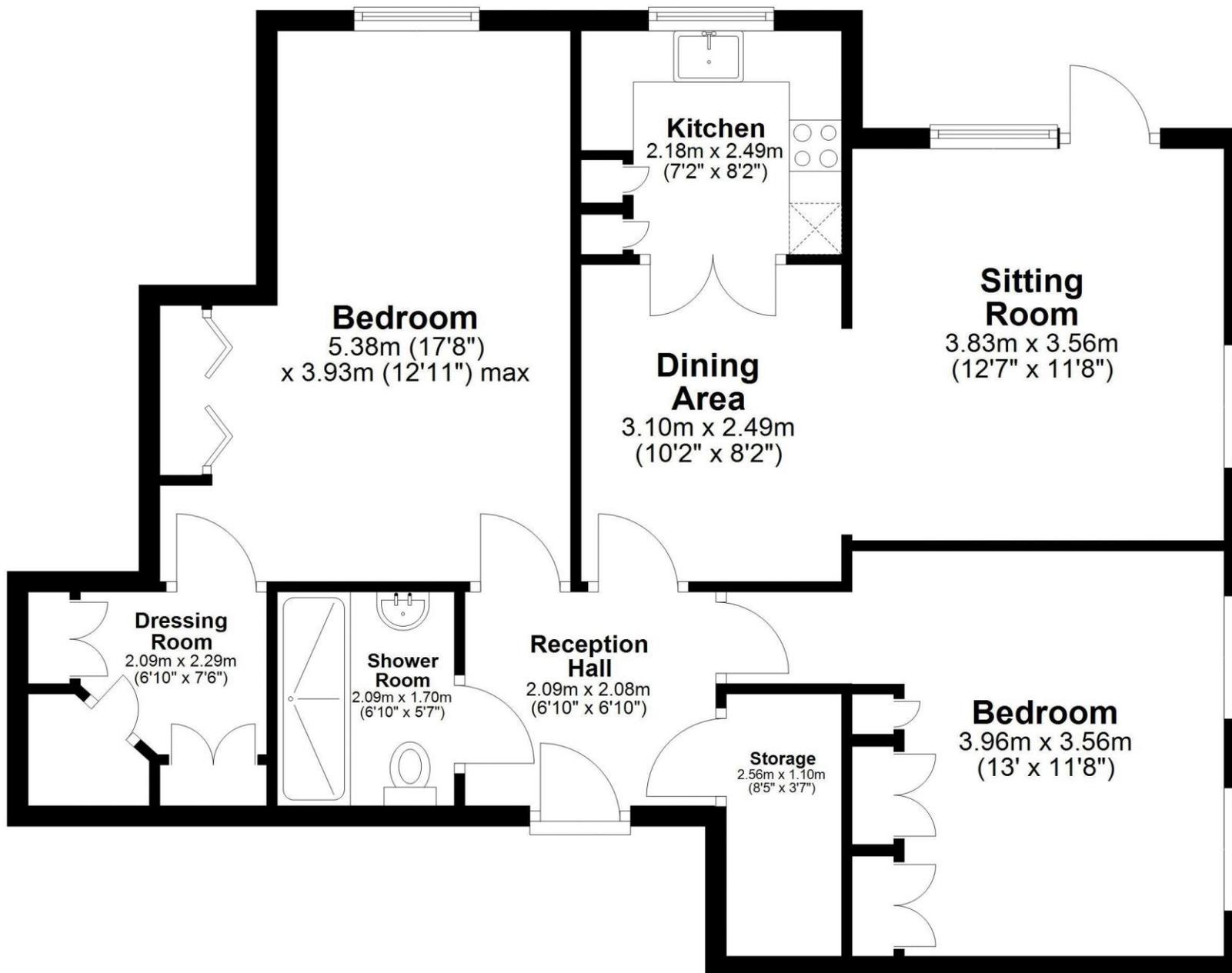
Broadway Court is a well regarded sheltered accommodation managed by FirstPort, offering residents both independence and peace of mind. The apartment benefits from a pull-cord assistance system linked to Apello, as well as the support of an on-site building manager Monday to Friday. The development also provides a communal lounge and laundry room, creating a welcoming and practical environment for residents.

Services | Mains: Electricity, Water, Drainage | Tenure: Leasehold | Lease Term Remaining: 100 Years | Service Charge: £4,836 Per Annum | Ground Rent: £453.57 Per Annum | Council Tax: Band C | Energy Performance Certificate: Rating C

Price Guide: Guide Price £210,000

Ground Floor

Approx. 78.8 sq. metres (848.6 sq. feet)



Total area: approx. 78.8 sq. metres (848.6 sq. feet)

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YOUNG

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