



 Jan Forster

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Princes Street | | North Shields | NE30 2HN

Price £175,000



- Ground Floor Flat
- Great Location
- Nicely Appointed Bathroom
- Leasehold
- Must Be Viewed
- Two Bedrooms
- Modern Kitchen
- Rear Yard
- Call For More Information
- No Onward Chain





This well presented, two-bedroom ground floor flat enjoys a highly desirable location on Princes Street in North Shields and will appeal to a wide range of buyers, particularly those looking for an ideal first-time purchase. Offered for sale with no onward chain.

Within easy walking distance of the vibrant Tynemouth Village, with its excellent range of cafés, restaurants, shops, and coastal attractions. The nearby A19 and Tyne Tunnel provide excellent connectivity across the region, while the A1058 Coast Road offers a direct route to both the stunning Northeast coastline and Newcastle City Centre. The area is also well served by public transport, including frequent bus routes and the nearby Metro service.

Internally, the property briefly comprises a spacious entrance hall, a bright and welcoming living room, and a well-appointed kitchen fitted with a range of wall and base units providing ample storage and workspace. There is a modern bathroom WC with a three-piece suite, and overhead shower, along with two bedrooms – one generous double and one single. A particular feature of the property is the professionally refurbished exposed floorboards, which add warmth, character, and a stylish finish. Additional benefits include gas central heating and double glazing, ensuring comfort and efficiency throughout the year.

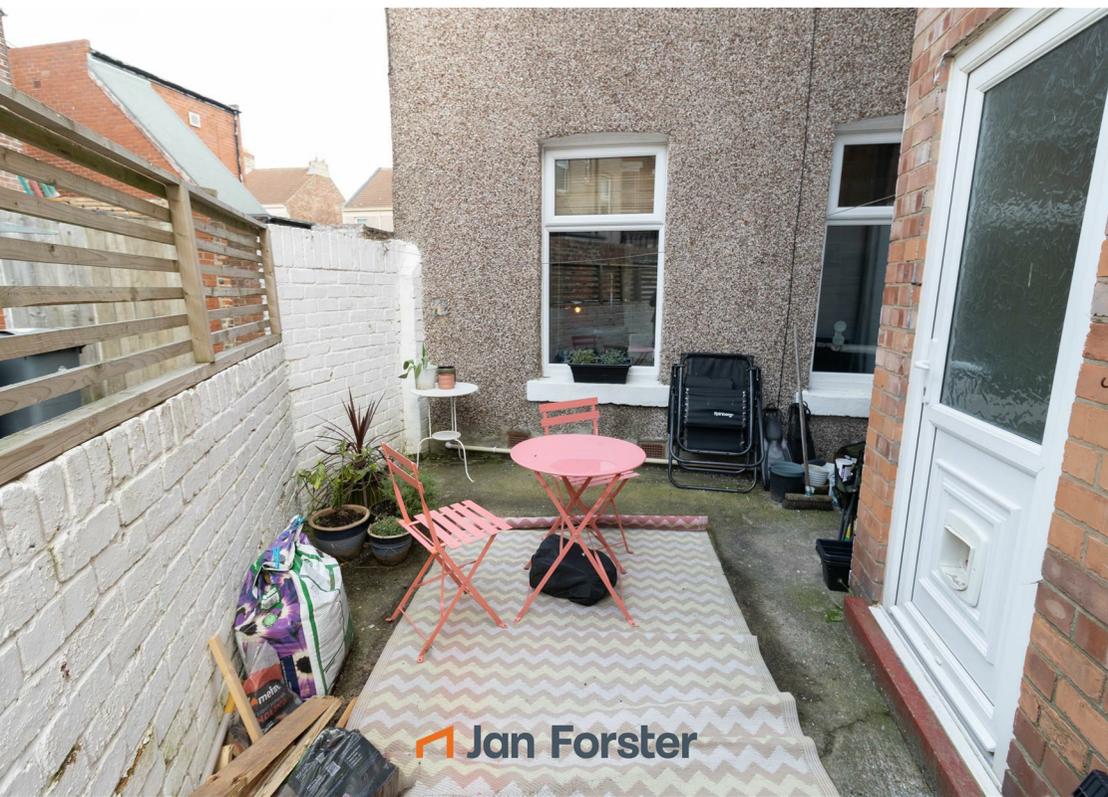
Externally, the property benefits from a town garden to the front and there is a shared yard to the rear.

Early viewing is highly recommended to fully appreciate the accommodation and superb location on offer. For more information and to book a viewing please call 0191 236 2070.

#### Tenure

The agent understands the property to be leasehold, though this should be confirmed with a licensed legal representative.

Council Tax Band: A





Lounge 15'1" x 12'1" (4.62 x 3.69)

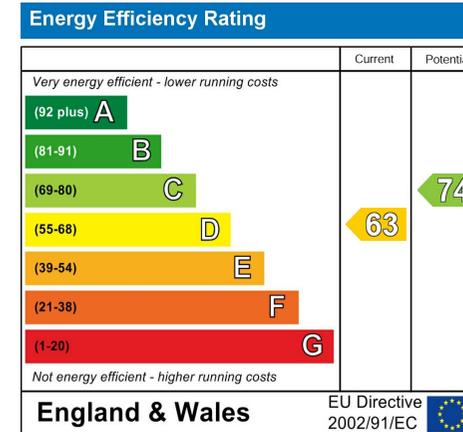
Kitchen 11'0" x 6'0" (3.37 x 1.84)

Bedroom One 15'1" x 11'11" (4.60 x 3.65)

Bedroom Two 6'10" x 15'1" (2.10 x 4.60)

## The difference between house and home

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