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6 Lilac Road

Walkerville, Newcastle Upon Tyne, NE6 4TL

This property is currently marked as "Sale Agreed," and no additional viewings will be conducted. We welcome inquiries from anyone looking to sell their property and interested in obtaining one of our "Gone" boards. Please feel free to contact us.

CHAIN FREE • SOME UPDATING REQUIRED • POPULAR LOCATION • DECEPTIVELY SPACIOUS

THREE BEDROOM MID TERRACED HOUSE • GARAGE • REAR YARD • GREAT FAMILY HOME

CLOSE TO LOCAL AMENITIES, SCHOOLS AND TRANSPORT LINKS • WALLSEND METRO 0.4 MILES

Offers Over £170,000

3 1 2 C

- Chain Free
- Some updating Required
- Close to Local Amenities, Transport Links and Schools
- Great Size Family Home
- Three Bedroom Mid Terraced House
- Garage
- Council Tax Band A
- Energy Rating C
- Freehold

Entrance

Composite door into inner lobby and door into hallway.

Hallway

Radiator. Access to lounge, dining room, kitchen and stairs to first floor landing.

Lounge

13'4" x 12'6" into bay (4.07 x 3.83 into bay)
Double glazed bay window, radiator, electric fire and coving to ceiling.

Dining Room

12'6" x 11'8" (3.83 x 3.58)
Double glazed window, radiator, electric fire and coving to ceiling.

Kitchen

13'6" max x 8'4" (4.13 max x 2.56)
Storage cupboard, double glazed window, Double glazed door into rear garden, access to garage. Fitted with range of wall and base units with coutertops, sink.

Garage

20'5" x 9'1" (6.24 x 2.79)
Double doors into rear lane, electric supply and light. Plumbing for washing machine.

Landing

Access to bathroom, WC and bedrooms. Two loft hatches.

Bathroom

8'3" x 5'5" (2.53 x 1.67)
Double glazed window, radiator. Comprising bath, separate shower cubicle and wash hand basin.

Separate WC

3'11" x 2'9" (1.21 x 0.86)
Double glazed window and WC .

Bedroom 1

14'1" x 10'8" into robe (4.30 x 3.26 into robe)
Double glazed window, radiator, fitted wardrobes and coving to ceiling.

Bedroom 2

11'8" into robe x 11'7" (3.57 into robe x 3.55)
Double glazed window, radiator and fitted wardrobes,

Bedroom 3

10'6" x 6'4" (3.22 x 1.94)
Double glazed window and radiator.

External

To the front of the property there is a small walled garden and on street parking available. To the rear there is a yard and gated access to rear lane.

Para - 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
Various factors can affect coverage, such as being close to large trees or buildings when outdoors, or the thickness of walls if you’re inside a building. This means there may be differences between the coverage prediction and your experience.

EE- Good outdoor and in-home
O2- Good outdoor
Three- Good outdoor, variable in-home
Vodafone - Good outdoor, variable in-home

If you’re struggling to make phone calls indoors, consider using Wi-Fi calling, where your mobile phone uses a broadband connection to make calls and text messages.

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

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

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

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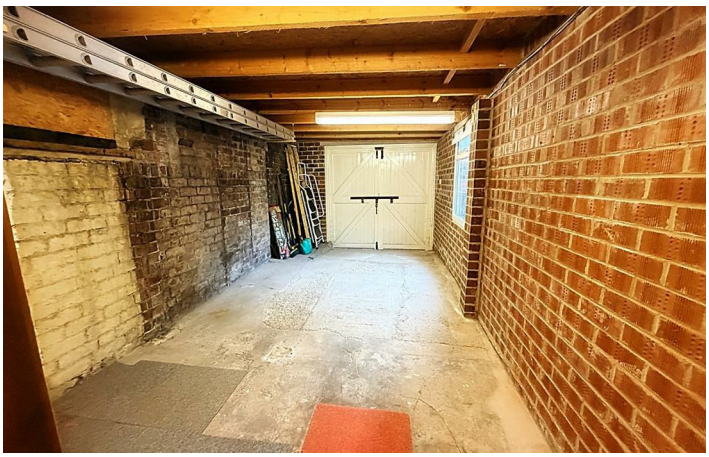
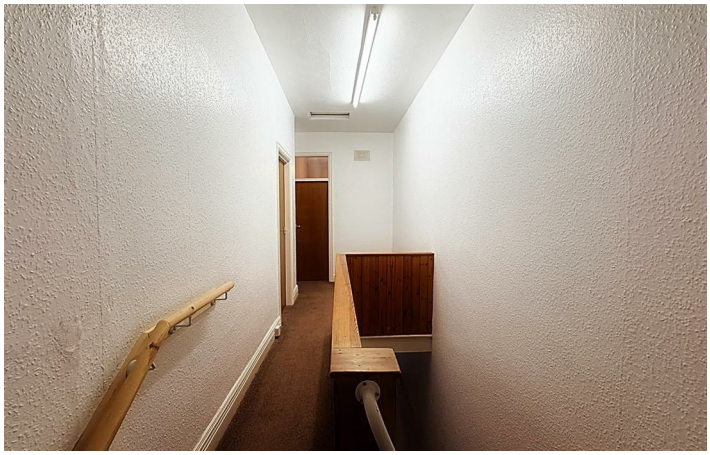
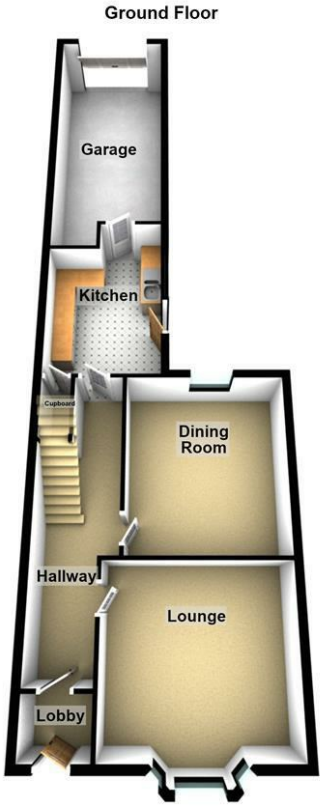
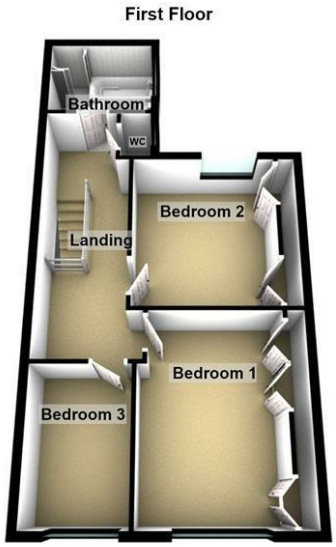


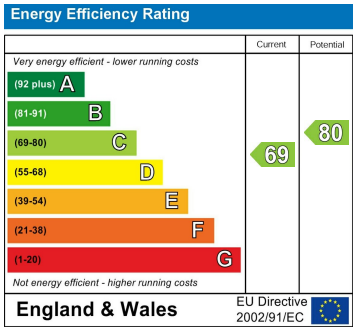


Floor Plan





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.



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