



## **24, Waterloo House Thornton Street, Newcastle Upon Tyne, NE1 4AP**

**Offers Over £200,000**

Hive Estates is delighted to present this superb city centre duplex apartment, perfectly situated in the heart of Newcastle upon Tyne. Offering a prime location and a spacious, modern layout, this stunning property is ideal for city living. Upon entering, you are welcomed by a bright and inviting entrance hall, leading to three generously sized bedrooms. One of these rooms has been thoughtfully left empty, providing the flexibility to create a home office or dressing area to suit your lifestyle.

The apartment benefits from two well-appointed bathrooms, with the attic-level bathroom recently undergoing a full refurbishment. The open-plan lounge and kitchen area is a standout space, featuring a fully integrated kitchen and access to a private balcony, perfect for relaxing or entertaining. Ample storage throughout the apartment adds to its practicality. Externally, the property is set in a highly sought-after location, just a short walk from Newcastle's vibrant shops, cafés, restaurants, and nightlife, making it an exceptional home in the heart of the city.

**Lounge/Diner 25'5" x 9'0" (7.75 x 2.75)**

**Bedroom 1 13'1" x 9'4" (4.00 x 2.85)**

**Bedroom 2 10'5" x 9'10" (3.19 x 3.00)**

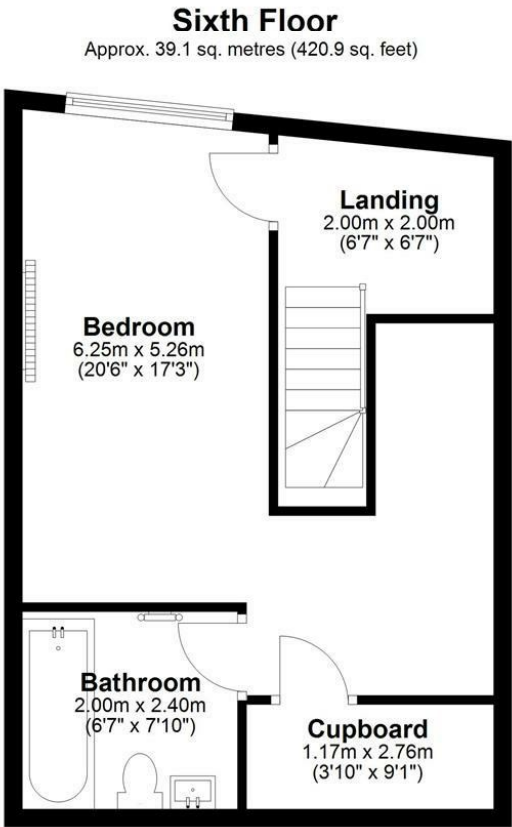
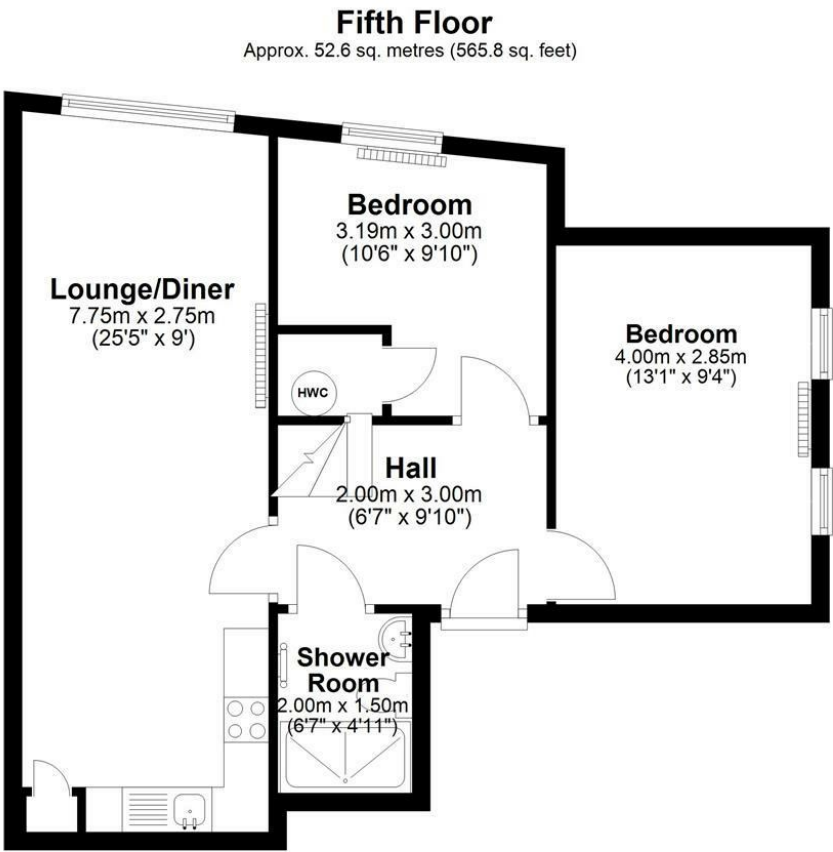
**Shower Room 6'6" x 4'11" (2.00 x 1.50)**

**Hall 6'6" x 9'10" (2.00 x 3.00)**

**Bedroom 3 20'6" x 17'3" (6.25 x 5.26)**

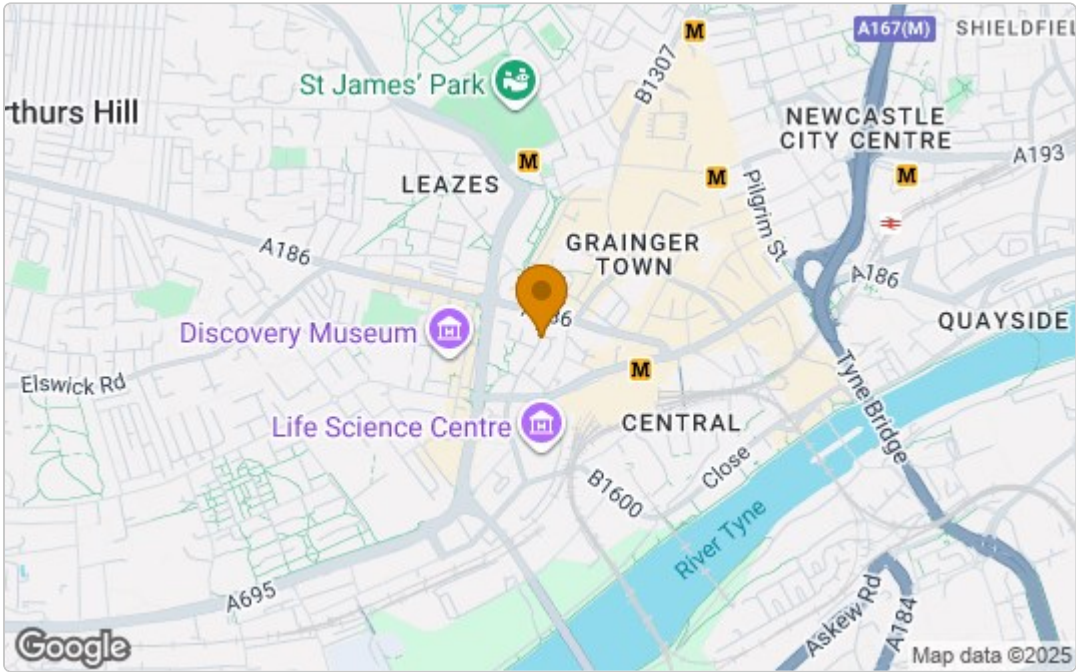
**Bathroom 6'6" x 7'10" (2.00 x 2.40)**

**Cupboard 3'10" x 9'0" (1.17 x 2.76)**

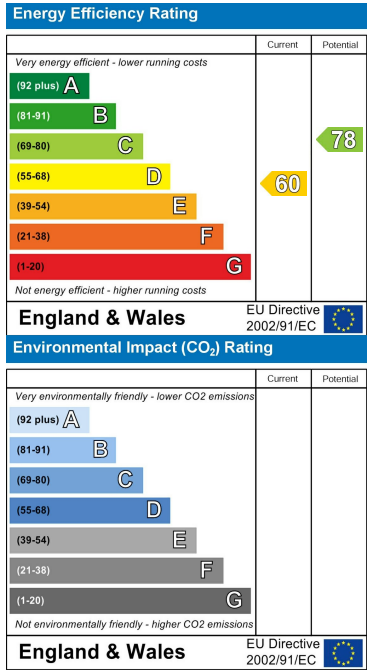


Total area: approx. 91.7 sq. metres (986.7 sq. feet)

Area Map



Energy Efficiency Graph



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