



101 Warwick Street, Newcastle Upon Tyne, NE6 5AR

Offers Over £170,000

Hive Estates presents this fantastic three bedroom upper flat to the market, ideally positioned at the beginning of Heaton and within easy reach of Newcastle city centre and both universities. Offering spacious accommodation and an excellent location, the property is an ideal first time buy or investment opportunity.

A well proportioned living room features a feature fireplace, neutral decor, wood effect laminate flooring and a large window allowing plenty of natural light into the space. Modern fitted units, grey worktops and a useful breakfast bar feature within the kitchen, alongside white tiled splashbacks, an integrated oven and hob, ample storage and space for freestanding appliances.

Generous proportions and a bay window make the master bedroom a bright and inviting space, finished with neutral decor and wood effect flooring. Two further bedrooms offer similar proportions and could be used as guest bedrooms, a nursery, home office or dressing room depending on requirements. Completing the accommodation is a spacious bathroom with white cladded walls, bath with shower over, wash basin, WC and heated towel rail.

Externally, access is provided to a shared rear yard. Ideally located close to Heaton’s wide range of shops and amenities, with excellent bus routes providing easy access to Newcastle city centre, Newcastle University and Northumbria University.

Lounge 13'1" x 13'1" (4 x 4)

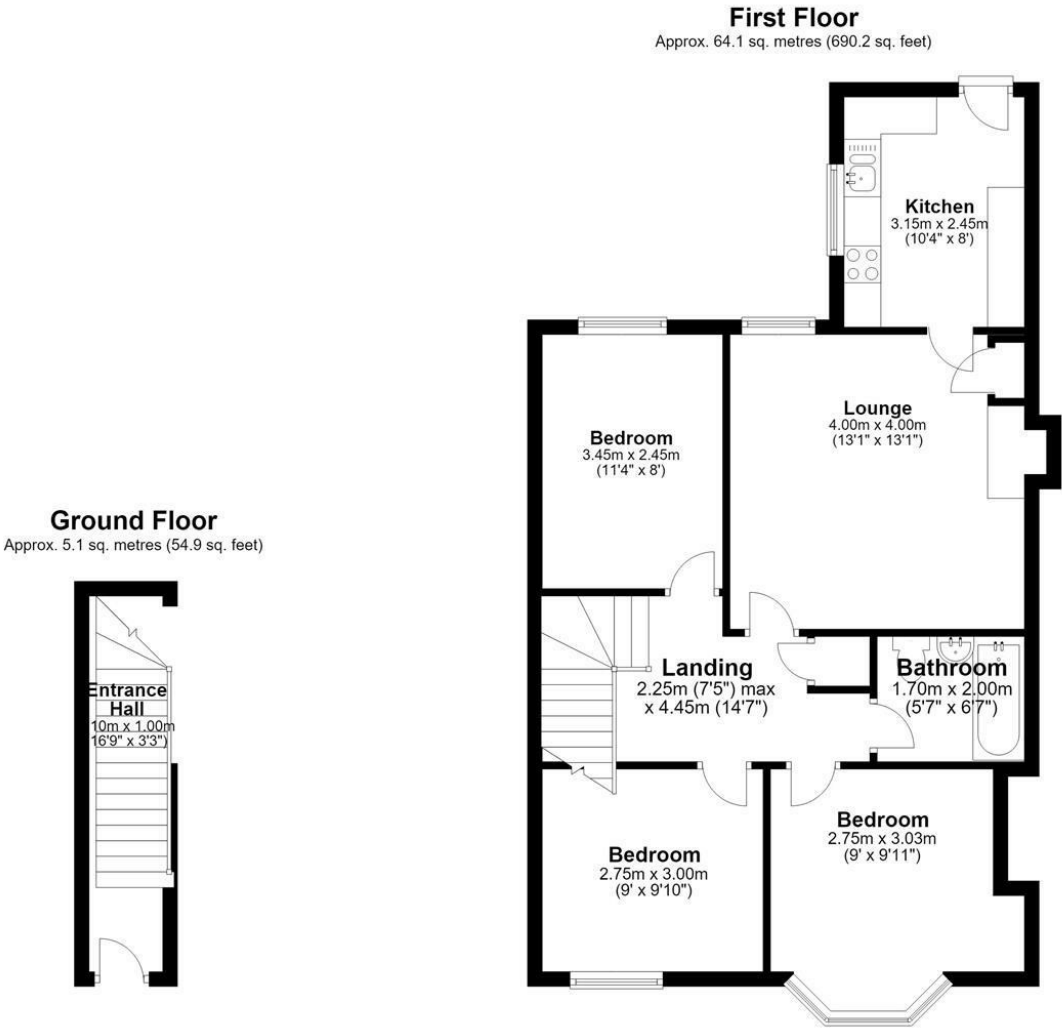
Kitchen 10'4" x 8'0" (3.15 x 2.45)

Bedroom 1 9'0" x 9'10" (2.75 x 3.02)

Bedroom 2 9'0" x 9'10" (2.75 x 3)

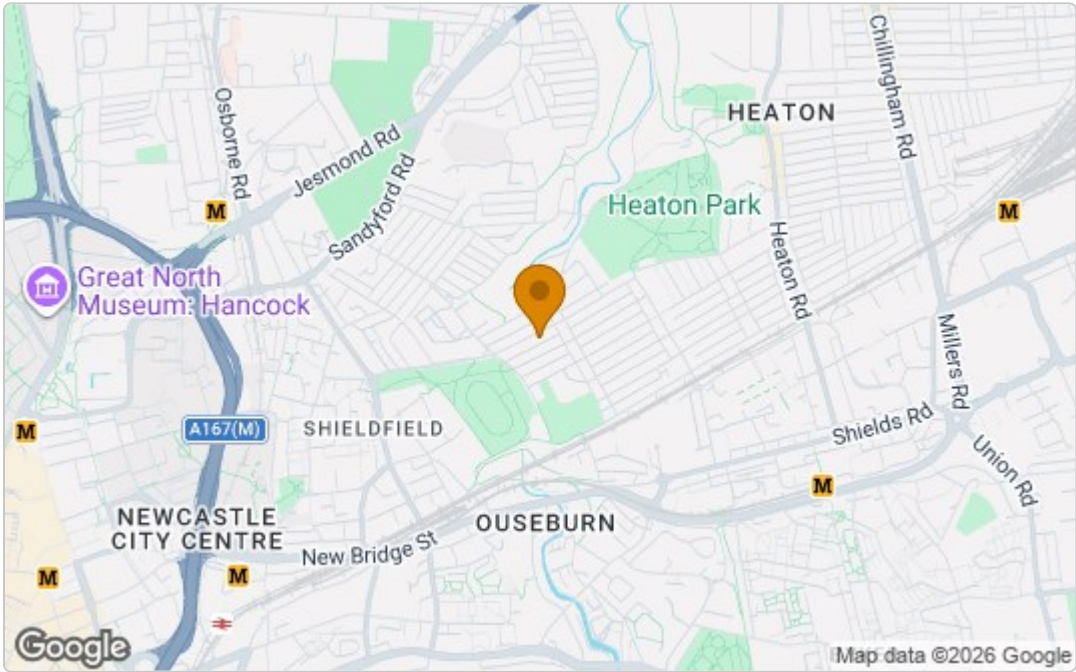
Bedroom 3 11'3" x 8'0" (3.45 x 2.45)

Bathroom 5'6" x 6'6" (1.7 x 2)

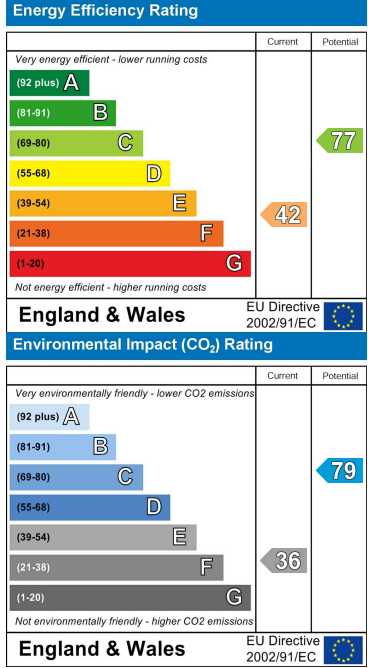


Total area: approx. 69.2 sq. metres (745.1 sq. feet)

Area Map



Energy Efficiency Graph



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