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10 Swan Gardens

Fallow Park, Wallsend, NE28 9GS

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.

** THREE BEDROOM SEMI DETACHED HOUSE ** EN-SUITE TO MASTER ** DOWNSTAIRS WC **

** MODERN KITCHEN/DINER ** GARAGE & OFF STREET PARKING ** GARDENS FRONT & REAR **

** SITUATED ON THE POULAR FALLOW PARK WITH EXCELLENT AMENITIES NEARBY **

Price £250,000

3 2 1 B

- Three Bedroom Semi Detached House
- Modern Kitchen/Diner
- Chain Free - Freehold
- En-Suite To Master Bedroom
- Garage & Off Street Parking
- Council Tax Band C
- Downstairs WC
- Gardens Front & Rear
- Energy Rating B

Entrance

Entrance door, radiator, glazed inner door leading into the lounge.

Lounge

15'3" x 9'10" (4.67 x 3.00)
Double glazed window, wood effect flooring, radiator.

Inner Lobby

Stairs to the first floor landing.

WC

4'11" x 3'2" (1.52 x 0.97)
WC, wash hand basin and radiator.

Kitchen/Diner

18'8" x 8'0" max x 6'7" min (5.71 x 2.45 max x 2.03 min)
Fitted with a modern range of wall and base units with contrasting work surfaces over and sink unit, integrated oven and hob with extractor hood over, double glazed window, storage cupboard, radiator and double glazed French doors leading out to the rear garden.

Landing

cupboards and access to the loft.
Cupboards and access to the loft.

Bedroom 1

18'9" max x 13'4" (5.72 max x 4.07)
Double glazed windows, radiator.

En-Suite

7'3" x 5'1" (2.23 x 1.55)
Shower cubicle, WC and wash hand basin, double glazed window, part tiled walls and radiator.

Bedroom 2

11'0" x 7'3" (3.37 x 2.22)
Double glazed window, radiator.

Bedroom 3

11'2" x 6'8" (3.42 x 2.04)
Double glazed window, radiator.

Family Bathroom

7'3" mx x 5'6" min x 6'7" (2.22 mx x 1.68 min x 2.01)
Comprising; bath, WC and wash hand basin, double glazed window, part tiled walls and radiator.

External

Externally there is a garden to the front together with space for off street parking and access to the garage. The rear garden is laid to lawn and has a fenced perimeter.

Material Information

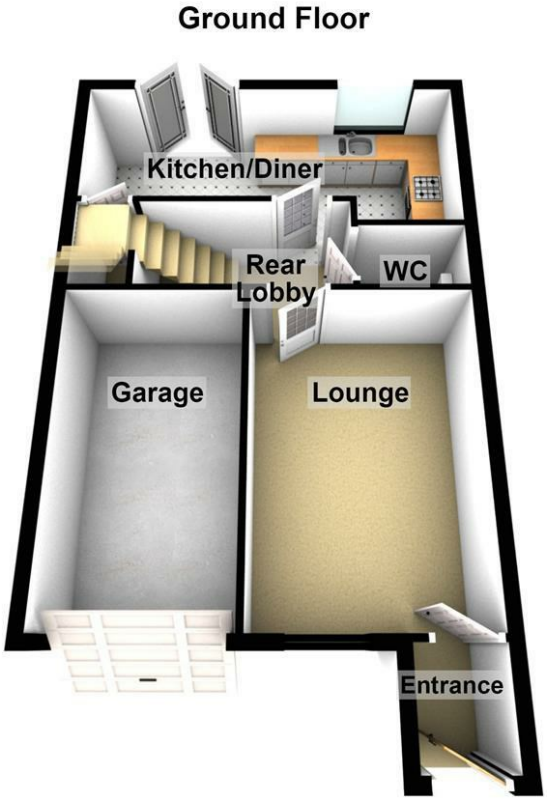
BROADBAND AND MOBILE:
At the time of marketing we believe this information is correct, for further information please visit
https://checker.ofcom.org.uk
EE-Good outdoor, variable in-home
O2-Good outdoor, variable in-home
Three-UK-Good outdoor
Vodafone-Good outdoor and in-home

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.

Floor Plan



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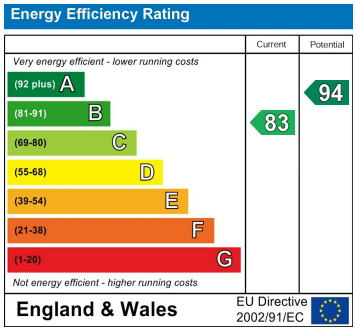

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