



**102 Northumbrian Way, North Shields, NE29 6XQ**  
**£150,000**

# 102 Northumbrian Way, North Shields, NE29 6XQ

- TWO BEDROOM HOUSE
- PARKING SPACE
- GARDEN TO REAR
- NO CHAIN

## LOCATION

The property is located on Northumbrian Way, North Shields, a popular area at Royal Quays close to the Tyne Tunnel & A19. The property has great access to all local amenities together with local transport including buses, metro and ferry.

## DESCRIPTION

The property comprises a two bedroom mid-terrace home. The accommodation comprises a lounge, fitted kitchen, two bedrooms and bathroom with WC. Externally there is a parking space to the front and a garden to the rear with decked area.

## ACCOMODATION

### Living Room

12'1" x 11'5" (3.7m x 3.5m )

### Kitchen

7'10" x 11'5" (2.4m x 3.5m )

### Bedroom One

8'10" x 11'5" (2.7m x 3.5m )

### Bedroom Two

8'6" x 5'6" (2.6m x 1.7m)

### Bathroom

4'7" x 5'6" (1.4m x 1.7m)

## EXTERNAL

Externally there is a parking space to the front and a garden to the rear with decked area.

## UTILITIES

Electricity supply - Mains

Water supply - Mains

Sewerage - Mains

Heating - Gas Central Heating Boiler.

Broadband speed - Standard, Superfast and Ultrafast is available.

Mobile coverage - Good Coverage.

## ENERGY PERFORMANCE CERTIFICATE

The EPC rating for the property is D (61). A full copy of the report is available upon request.

## CLIENT MONIES PROTECTION SCHEME

R A Jackson & Son LLP is a proud member of the RICS. The RICS Client Money Protection for Residential Agents scheme has been approved by Government under the The Client Money Protection Schemes for Property Agents (Approval and Designation of Schemes) Regulations 2018. This means that RICS registered firms holding money in the areas covered by the regulations, will have met the requirements under The Client Money Protection Scheme for Property Agents Regulations (2018) to belong to an approved scheme. Further information <https://www.rics.org/regulation/regulatory-schemes/client-money/cmp-scheme>

## PROPERTY REDRESS SCHEME

R A Jackson & Son LLP are part of The Property Ombudsman. Membership number T01923.

## Our Services

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- Professional Valuation of Commercial and Residential Property
- Home-buyer Survey and Valuation
- Property Management
- Acquisition

To find out more please contact us on 0191 257 1253 or e mail: [sales@rajackson.co.uk](mailto:sales@rajackson.co.uk)

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		61	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	