



## 33 Norfolk Road

South Shields, NE34 7JN

£240,000



Superb proposition for those looking for a forever home offering great scope to extend to the rear (stp) to maximise the fantastic and unrivalled coastline views. This Semi Detached Home is ready to occupy, comes freshly decorated and carpeted, has a new fitted kitchen and benefits from gas central heating and double glazing. On offer are three good bedrooms, a bathroom and separate WC, lounge through to the dining room which has views of the coastline and generous gardens, the fitted kitchen and a useful utility room. Outside the rear gardens slope to the rear to open the views of the coastline. No Onward Chain, viewing a must.



Entrance hall

Via a new composite front door, stairs to the first floor, built in cupboard, tiled floor and a radiator

Living room 12'11" x 12'8" (3.95 x 3.88)

Stone effect fire surround, laminate floor, radiator and an arch to

Dining room 8'11" x 8'7" (2.73 x 2.63)

Superb views of the gardens and coastline, laminate floor, radiator

Kitchen 10'2" x 9'10" (3.12 x 3.01)

A brand new fitted kitchen with a range of wall, base units and contrast work surfaces housing a sink unit, gas hob with oven under and filter hood over, space for appliances, built in cupboard, breakfast bar area, tiled splash backs and tiled floor, radiator

Utility

Built in outhouse/cupboard, work tops and plumbing for a washer, door to front and the rear gardens, tiled floor

First floor

Landing with built in cupboard housing the central heating boiler

Bedroom 1 12'7" x 11'4" (3.86 x 3.47)

Alcove cupboard, radiator

Bedroom 2 11'4" x 10'0" (3.46 x 3.06)

Alcove cupboard, fantastic coastal views, radiator

Bedroom 3 8'11" x 8'0" (2.72 x 2.44)

Stair head box, radiator

Bathroom

Bath with mixer shower over and tiled surround, wash basin, radiator

Separate WC

WC

External

Gardens to the front, whilst to the rear are generous gardens with panoramic coastal views, two decked areas and lawn.

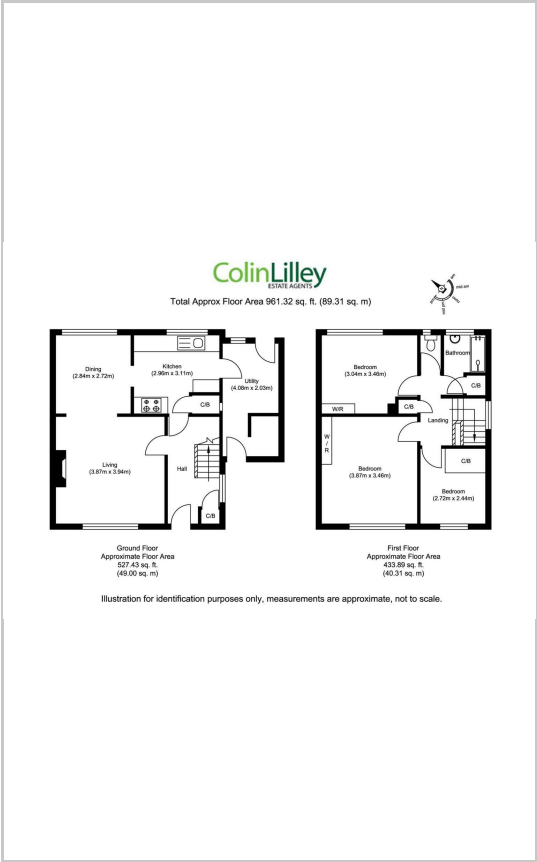
Note

Freehold title, Council Tax Band B, Mains services, Flood Risk none. Broadband Basic 3 Mbps, Superfast 46 Mbps, Ultrafast 1000 Mbps. Satellite / Fibre TV Availability BT and Sky. Mobile Coverage O2 and Vodafone good, Three and EE limited.

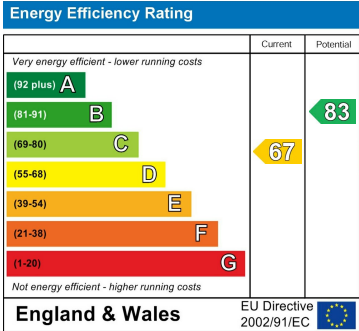
Area Map



Floor Plans



Energy Efficiency Graph



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