



## 24 Beattie Street

South Shields, NE34 0NJ

Offers Over £50,000



Offering great potential for the first time buyer or investor, this versatile upper flat offers either three bedrooms and one reception room or as currently, two bedrooms, two reception rooms in this convenient location for shops and Tyne Dock Metro. The home has been re roofed, comes double glazed, centrally heated and offers scope to renovate, upgrade and improve value. No Onward Chain, sensibly priced.



Entrance hall

Stairs to the first floor landing

Living room/bedroom 14'5" x 12'7" (4.40 x 3.84)

To the front, this versatile room, currently a living room, but could easily be the main bedroom with a stone fireplace and a radiator

Sitting room 15'5" x 11'5" (4.70 x 3.48)

To the rear with fire surround and a gas fire, radiator

Kitchen 10'11" x 7'3" (3.33 x 2.22)

Fitted with wall and base units with work surfaces housing a sink unit, tiled splash backs and space for appliances, door to the rear stairs down and steps up to the bathroom

Bathroom

Bath with an electric shower over the bath, wash basin and WC, tiled walls and a towel radiator

Bedroom 11'11" x 8'2" (3.65 x 2.51)

Radiator

Bedroom 9'10" x 7'1" (3.00 x 2.17)

Radiator

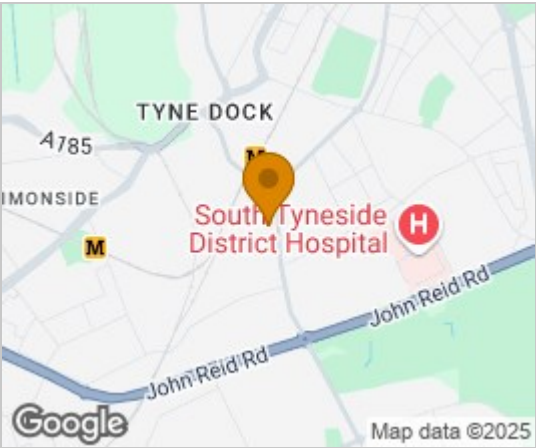
External

Separate rear yard with shed.

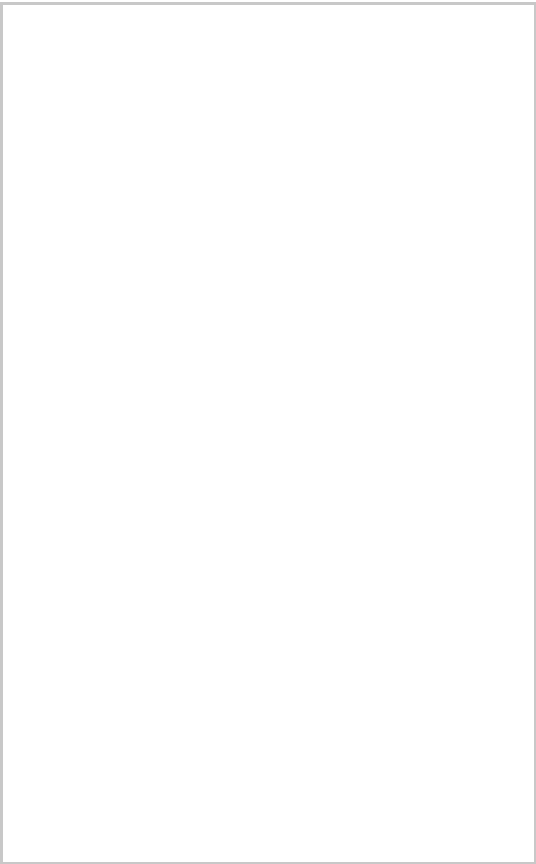
Note

Freehold Title, subject to the reciprocal lease of the lower flat No22 which is 999 years from 2006. Council Tax Band A, Mains Services Connected, Flood Risk very low. Broadband Basic 4 Mbps, Superfast 80 Mbps, Ultrafast 1000 Mbps. Satellite/Fibre TV Availability BT and Sky. Mobile Coverage O2, Vodafone, Three and EE all likely

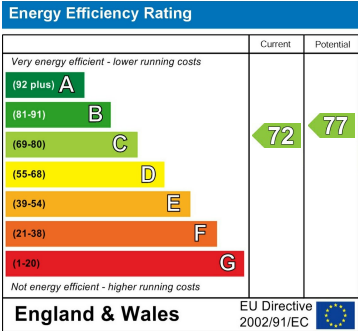
Area Map



Floor Plans



Energy Efficiency Graph



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