



2 Redwood Avenue

South Shields, NE34 8DF

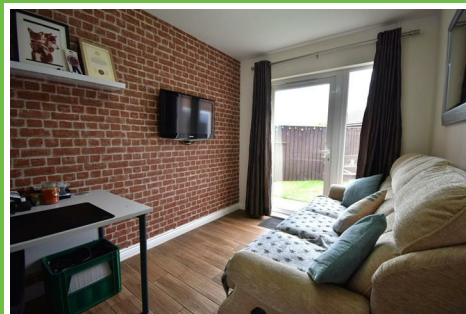
£395,000



# 2 Redwood Avenue

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## Entrance hall

Built in cloaks cupboards, tiled floor, spot lights and an electric heater.

## Lounge diner

A great versatile ground floor reception room with patio doors to the garden, tiled floor and two electric heaters

## Kitchen diner

Fitted with a range of wall and base units with contrasting work surfaces housing a sink unit, gas hob with double oven under and filter hood over, washer and dishwasher, tiled floor and a radiator

## Study/Tv Room

to the rear and over looking the gardens with French doors for access, tiled floor and a radiator

## Cloaks WC

Off the rear hall which has stairs to the first floor and a radiator, is the cloaks WC with wash basin, WC, and a tiled floor.

## First floor

A lovely landing with return stairs to the second floor and double doors to the living room

## Living room

French doors to a Juliet glazed balcony and views over King George Road towards Temple Park, radiator

## Bedroom 1

A superb main bedroom suite with the bedroom area having a radiator and through to:

## Wardrobes/dressing area

Fitted with wardrobes to both sides having sliding doors providing great storage and dressing space that then leads to:

## En suite bathroom

A full en suite bathroom with a four piece suite of a bath, wash basin and WC, separate large shower enclosure with mixer shower, radiator

## Bedroom 4

Radiator

## Second floor

Landing with a built in cupboard

## Bedroom 2

Radiator

## En suite Shower room

A large shower enclosure with mixer shower, wash basin and WC, radiator

## Bedroom 3

A generous bedroom with front dormer window and a radiator

## Bathroom

The family bathroom with with a three piece suite of a bath, wash basin and WC, partial tiling and a radiator

Tel: 01914569499

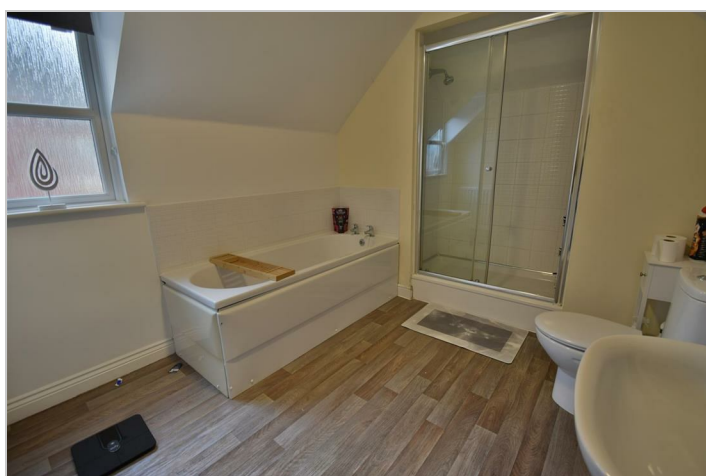


## External

To the rear is an integral brick built store room or workshop providing useful extra storage space and housing the central heating boiler. A large garden shed has been added and comes with power and light. There is synthetic grass, paved patio areas to catch the sun at various times of the day, and to the front is a tarmac drive for ample vehicle parking.

## Note

Freehold Title, Council Tax Band D, Mains Services Connected, Flood Risk very low. Broadband Basic 4 Mbps, Superfast 80 Mbps. Satellite/Fibre TV Availability BT and Sky. Mobile Coverage O2 and EE likely, Vodafone and Three limited.



Road Map



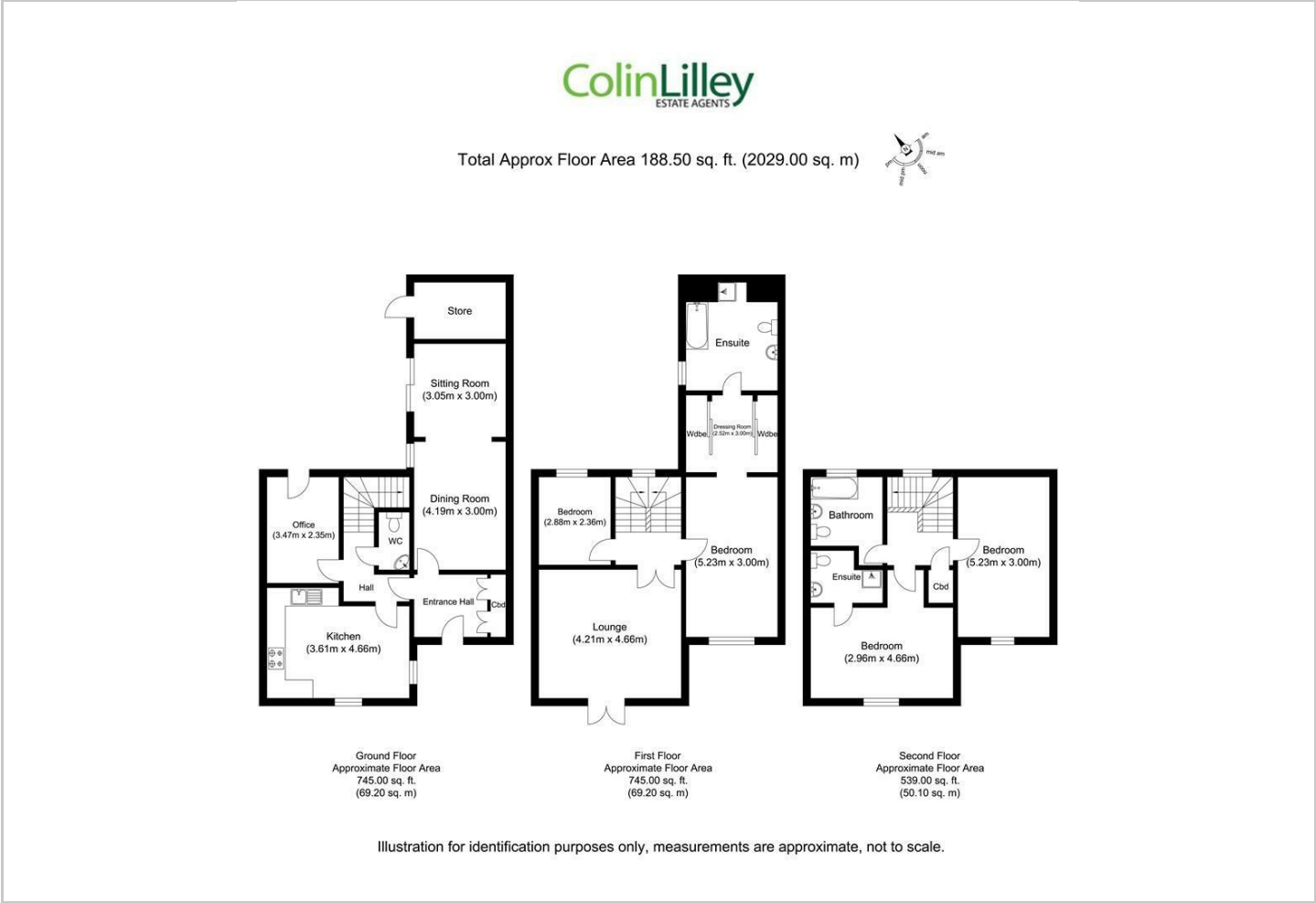
Hybrid Map



Terrain Map



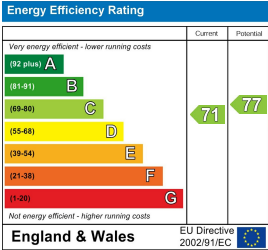
Floor Plan



Viewing

Please contact our South Shields Office on 01914569499 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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