



6 Kensington Court

South Shields, NE33 3DT

£164,950



Delighted to offer this well appointed and stylish First Floor Apartment in this prestigious private development off Sunderland Road and close to the centre of Westoe. This spacious apartment has generous room sizes, comes with a garage in a block and would suit those downsizing or looking for quality accommodation as an ideal lock up and leave. On offer is a lounge diner with South West aspect windows and stylish flooring, a fitted kitchen, two good bedrooms, the main with an extensive range of fitted furniture and a well appointed fitted bathroom with jacuzzi spa safety bath. Benefits include double glazing, electric heating and the garage in a block to the rear. Viewing a must to appreciate the size and convenient location of these super apartments.



Communal entrance hall

Via a composite front door with entry system and external post boxes. The entrance hall has stairs to all floors

Entrance hall

With a glazed panel and door to the lounge/dining room, two built in cupboards, laminate floor and a Dimplex electric storage heater.

Utility

Wall units and worktop with plumbing for a washer, tiled walls and an extractor fan.

Living/dining room 23'3" x 15'0" (7.10 x 4.59)

Stylishly presented with split floor coverings of laminate and carpet, bow window and an outlook over Sunderland Road, Dimplex electric storage heater.

Kitchen 12'10" x 7'4" (3.92 x 2.25)

Well fitted with timeless colouring, a range of wall, base units and work surfaces housing a corner sink unit, induction hob with filter hood over, eye level oven, integrated fridge freezer, tiled splash backs and laminate flooring

Bedroom 1 15'1" x 11'5" (4.60 x 3.50)

A super large bedroom with an extensive range of fitted wardrobes with shelving and drawers.

Bedroom 2 12'2" x 8'1" (3.73 x 2.47)

Bathroom 8'11" x 6'0" (2.73 x 1.84)

A good sized bathroom with jacuzzi spa safety bath with mixer shower tap, vanity unit with wash basin, WC, half tiled walls and a tiled floor, electric radiator

Garage

A single garage with up and over door in a block to the rear service area. Visitor parking

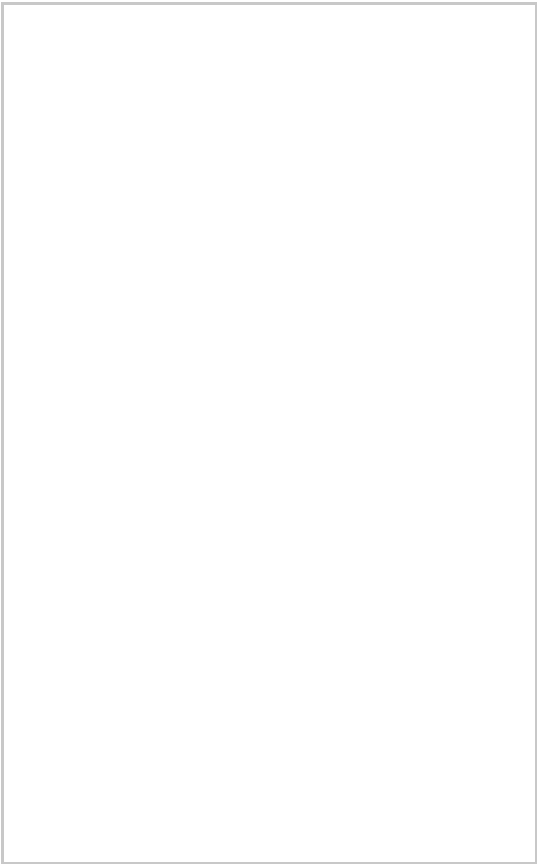
Note

Long Leasehold Title of 999 Years from 1973. Ground Rent of £20 per annum. A maintenance charge is payable of £1200 per annum which covers decoration and upkeep of communal parts and main externals of the building, buildings insurance , window cleaning and gardening. Council Tax Band C. Mains services of Electric, Water and Sewerage connected. Flood Risk none. Broadband basic 15 Mbps, Superfast 68 Mbps, Ultrafast 1000 Mbps. Satellite / Fibre TV Availability BT, Sky and Virgin. Mobile Coverage O2, Three and EE likely, Vodafone limited

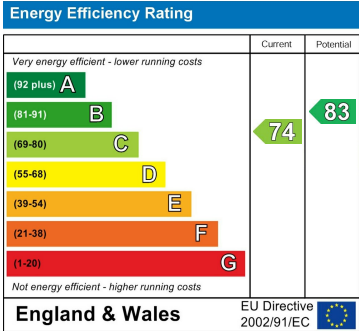
Area Map



Floor Plans



Energy Efficiency Graph



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