Colin Lilley
ESTATE AGENTS



25 Oxford Street

South Shields, NE33 4BH

£59,950

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A two bedroom Ground Floor Flat ideal for investor/cash buyer in this convenient location looking to improve value with a little investment. The property benefits from early possession available, a long leasehold title, a large kitchen space that does require a kitchen (thus cash buyers), gas central heating and double glazing. On offer are two bedrooms, lounge, the kitchen space and a small shower room off the entrance hall. There's a separate yard to rear. Viewing is essential.







Entrance lobby
Via PVCu front door

Entrance hall
Radiator

Living room 14'8" x 10'11" (4.47 x 3.34)
Alcove cupboard, radiator

Kitchen 15'2" x 5'5" (4.63 x 1.64)
An empty kitchen requiring fitting out. There is the central heating boiler and a radiator.

Bedroom 1 14'6" x 13'9" (4.43 x 4.19)
To the front with a radiator

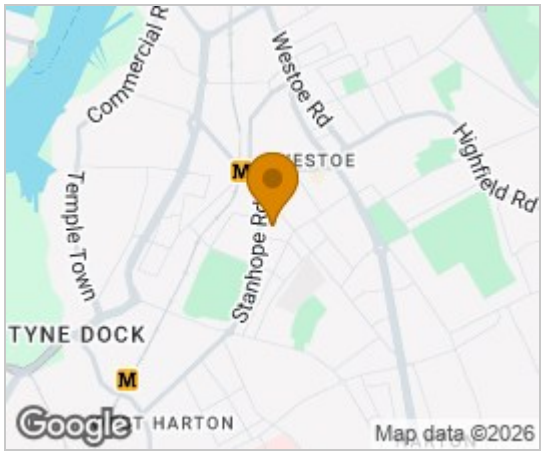
Bedroom 2 11'9" x 7'8" (3.58 x 2.33)
Radiator

Shower room
Off the hall and where the understairs cupboard would have been, a shower cubicle with mains feed shower, wash basin and Saniflow WC, partial wall tiling.

External
Good sized separate rear yard with pebble area and a garden shed.

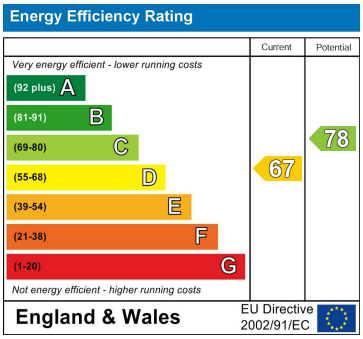
Note
Long Leasehold Title, 999 Years from 2007, Council Tax Band A, Mains Services Connected, Flood Risk very low. Broadband Basic 15 Mbps, Superfast 80 Mbps, Ultrafast 1000 Mbps. Satellite /Fibre Tv Availability BT, Sky and Virgin. Mobile Coverage O2, Three and Vodafone likely, EE limited.

Area Map



Floor Plans

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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