



8 Westmorland Road

Marsden South Shields, NE34 7JL

£179,950



Delighted to offer this family sized Three Bedroom Semi Detached Home in a great location for the coast and local schools. The home is in excellent order with neutral decor and flooring, offers ready to move into accommodation in this great spot. The accommodation comprises of a lounge, dining room, kitchen and rear breakfast room or tv room, three bedrooms and bathroom with shower over the bath. There's gas central heating, double glazing and gardens which are terraced at the rear. No Onward Chain and priced to appeal, early viewing a must.



Entrance hall

Via composite front door with stairs to the first floor, built in cupboard, laminate floor and radiator

Lounge 12'8" x 12'5" (3.88 x 3.81)

Laminate floor and radiator arched to

Dining room 9'4" x 8'8" (2.87 x 2.65)

Laminate floor and radiator

Kitchen 10'2" x 9'8" (3.11 x 2.96)

Wall, base units and work tops with sink unit, electric hob and oven with filter hood over, space for appliances, tiled splash backs, laminate floor and open to

Breakfast room 8'9" x 7'8" (2.68 x 2.36)

French doors to the rear, laminate floor and radiator

First floor

Landing

Bedroom 1 12'7" x 11'0" (3.84 x 3.37)

Radiator

Bedroom 2 11'6" x 9'10" (3.51 x 3.02)

Radiator

Bedroom 3 8'9" x 7'10" (2.67 x 2.41)

Radiator

Bathroom

Three piece suite with bath having mixer shower tap and a mixer shower over with shower screen, wash basin and WC, tiled walls and floor, radiator

External

Paved garden to the front and at the rear is a terraced garden with patio and steps to a raised lawned area, fenced boundaries

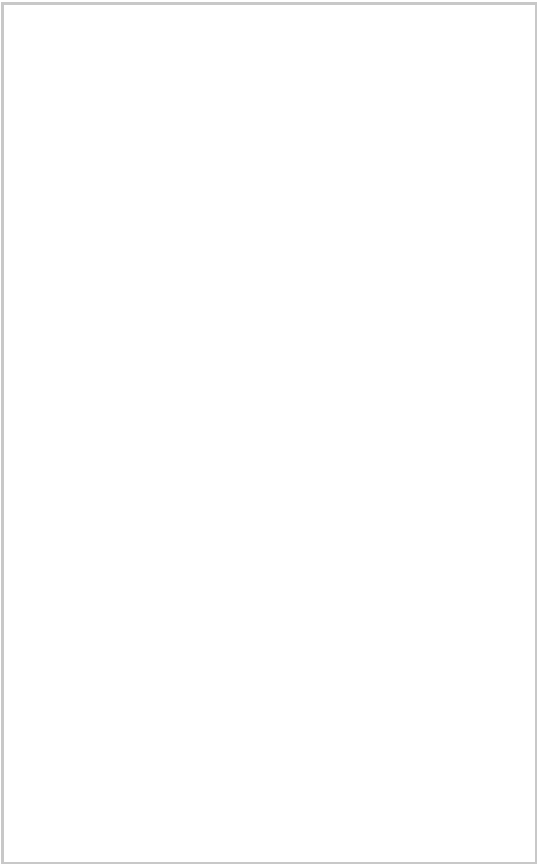
Note

Freehold Title, Mains Services Connected, Council Tax Band B. Flood Risk None. Broadband Basic 4 Mbps, Superfast 39 Mbps, Ultrafast 1000 Mbps. Satellite / Fibre TV Availability BT, Sky and Virgin. Mobile Coverage O2, Three and Vodafone limited

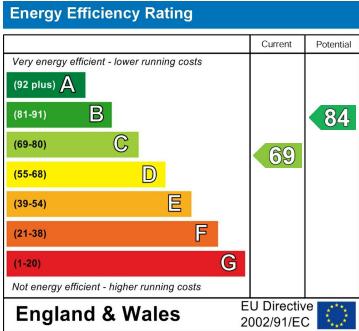
Area Map



Floor Plans



Energy Efficiency Graph



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