



## 248 Dean Road

South Shields, NE33 5PN

£135,000



Ideal for the growing family or investor looking to create value and maybe rent, we are delighted to offer this spacious double fronted Terraced home in this convenient location for local Metro at Chichester and access to town. The home has been well maintained having been re roofed, double glazed and centrally heated all within the last two to five years or so with the inside versatile space offering great scope to re develop. Currently there are three reception rooms and a kitchen diner, whilst to the first floor are three bedrooms, a box room, bathroom and separate WC. Outside there is a rear yard with carport and a brick built shed. Offered with No Onward Chain, viewing is a must.



## Entrance hall

Stairs to the first floor, built in cupboard, radiator

## Sitting room 13'11" x 12'4" (4.26 x 3.76)

Feature fire surround with an electric fire, bay window and a radiator

## Lounge 16'7" x 15'0" max (5.07 x 4.58 max)

Stone fireplace with a gas fire, bay window and a radiator, open to

## Dining room 12'11" x 10'11" (3.96 x 3.33)

Fire surround with an electric fire, alcove cupboard built in.

## Kitchen breakfast room

Wall and base units housing a sink, gas hob and eye level oven, plug in electric panel heater.

## First floor

Landing and half landing

## Bedroom 1 13'11" x 12'5" (4.25 x 3.80)

Radiator

## Bedroom 2 15'5" x 13'3" max (4.71 x 4.05 max)

A range of built in wardrobes and storage, laminate floor and a radiator

## Bedroom 3 14'4" x 10'0" (4.37 x 3.06)

Laminate floor and a radiator. The loft is accessed from this room.

## Box bedroom 6'8" x 6'7" (2.05 x 2.03)

Ideal as a home office, laminate floor

## Bathroom

A walk in shower bath with a mixer shower tap, vanity units with wash basin, half tiled walls and a wood floor, radiator

## Separate WC

WC

## External

Rear yard with a carport and an up and over garage door for access. There is a brick built storage shed with new roof.

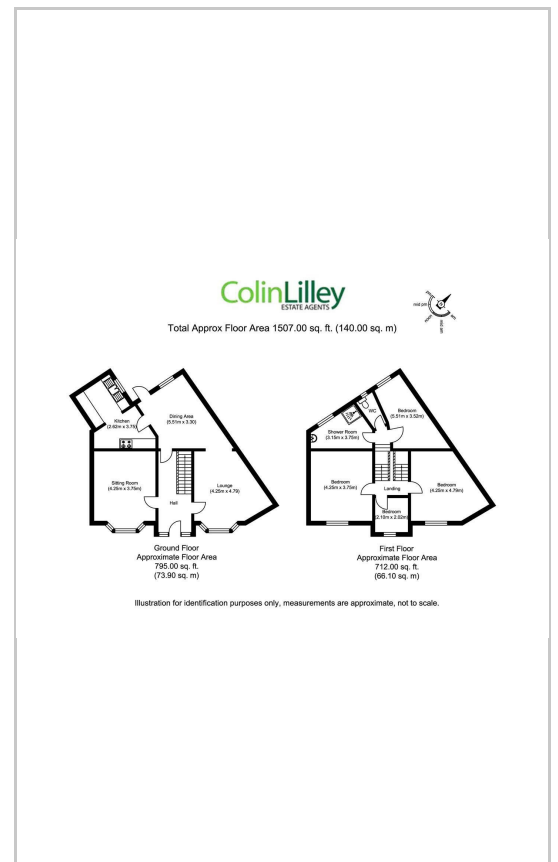
## Note

Freehold Title, Council Tax Band B, Mains Services Connected, Flood Risk low, Broadband Basic 13 Mbps, Superfast 74 Mbps, Ultrafast 1000 Mbps. Satellite/ Fibre TV Availability BT, Sky and Virgin. Mobile Coverage O2 likely, Vodafone, EE and Three limited

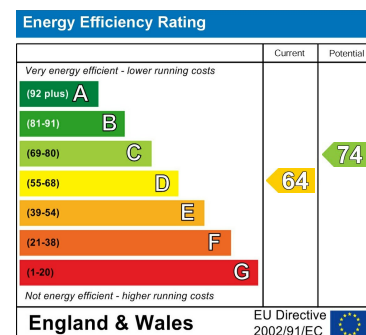
## Area Map



## Floor Plans



## Energy Efficiency Graph



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