Susan Spokes
Real Estate









Forster Avenue

South Shields NE34 6NL

A rare opportunity to acquire this two-bedroom, two-reception semi detached home in the highly sought-after Harton Village, close to the coast and with excellent transport links to Sunderland and South Shields town centres. This “diamond in the rough” offers scope for updating and personalisation.

The home opens via a UPVC double-glazed vestibule and hallway with laminate flooring and decorative cornicing, leading to a welcoming entrance porch. The lounge is a bright, spacious room with a bay window, Minster-style fireplace, and media wall with storage. The dining room features a coal-effect gas fireplace, wood-effect flooring, and access to the kitchen and side office. The kitchen is fitted with cream Shaker-style units, laminated worktops, black splashback tiling, integrated appliances, and a door to the rear conservatory. A sun room/office and conservatory provide additional versatile living space with direct access to the west-facing garden.

There are two well-proportioned double bedrooms and a contemporary four-piece bathroom with bath, shower, WC, and basin.

Offers in the region of £235,000

14 Forster Avenue

South Shields NE34 6NL

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- NO UPPER CHAIN
- TWO RECEPTION ROOMS
- TWO BEDROOMS
- CONSERVATORY
- SUN ROOM
- WEST FACING REAR GARDEN
- DRIVEWAY AND GARAGE
- EPC TO FOLLOW

Vestibule
A welcoming entrance space featuring a UPVC-framed double-glazed front door, stylish laminate flooring, and a decorative dado rail, providing a bright and inviting introduction to the home.

Hallway
An elegant hallway featuring laminate flooring, a decorative dado rail, corniced ceiling, and a radiator.

Lounge
A stylish and inviting lounge featuring a Minster-style fireplace with a living flame gas fire (not tested), a TV aerial point, two fitted wall lights to alcoves, and a corniced ceiling. The bay window floods the room with natural light, creating a bright and welcoming space ideal for relaxing or entertaining.

Kitchen
A beautifully appointed kitchen featuring a range of cream wall and floor units with laminated worktops and ceramic tiled surrounds. The space includes a laminated floor, electric oven, gas hob with extractor and overhead light, integrated dishwasher, and space for a fridge. Black splashback tiling adds a contemporary touch, while a door provides convenient access to the rear conservatory, combining practicality with style.

Dining Room
A charming dining room featuring a fireplace with a coal-effect gas fire (not tested), radiator, picture rail, and corniced ceiling. Wood-effect flooring adds a contemporary touch, and doors provide convenient access to the office/side hall and kitchen, creating a versatile and welcoming space for family dining or entertaining.

Conservatory
A bright and pleasant space to unwind, featuring a radiator, laminated flooring, and a TV aerial point. French doors open onto the patio and rear garden, creating a seamless connection between indoor and outdoor living.

Bedroom
A spacious double bedroom featuring a bay window that floods the room with natural light, complemented by a fitted wardrobe offering practical storage and a stylish finish

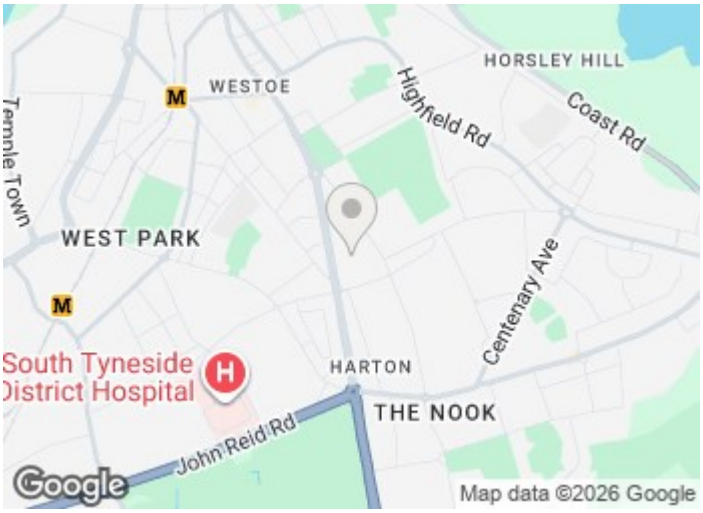
Bedroom
A rear-facing double bedroom, filled with natural light and offering a comfortable and well-proportioned space.

Bathroom
A stylish four-piece bathroom comprising a panelled bath with ceramic tiled surrounds, pedestal washbasin, low-level WC, and an enclosed shower cubicle with electric shower. Finished with a ceramic tiled floor, corniced ceiling, radiator, and extractor fan, the room combines contemporary design with practical functionality.

Sunroom
A versatile additional space, fully UPVC-framed and double-glazed, providing a bright and practical area with direct access to the garden, ideal for use as a home office, study, or relaxing retreat.

Garage
A practical garage with an up-and-over door, light and power supply, and a wall-mounted Baxi gas condensing combination boiler serving the central heating and domestic hot water systems. A door provides convenient access to the rear garden, offering versatility for storage, workshop use, or potential conversion.

External
West facing garden with mature shrubs and trees. Driveway to the front.



Directions









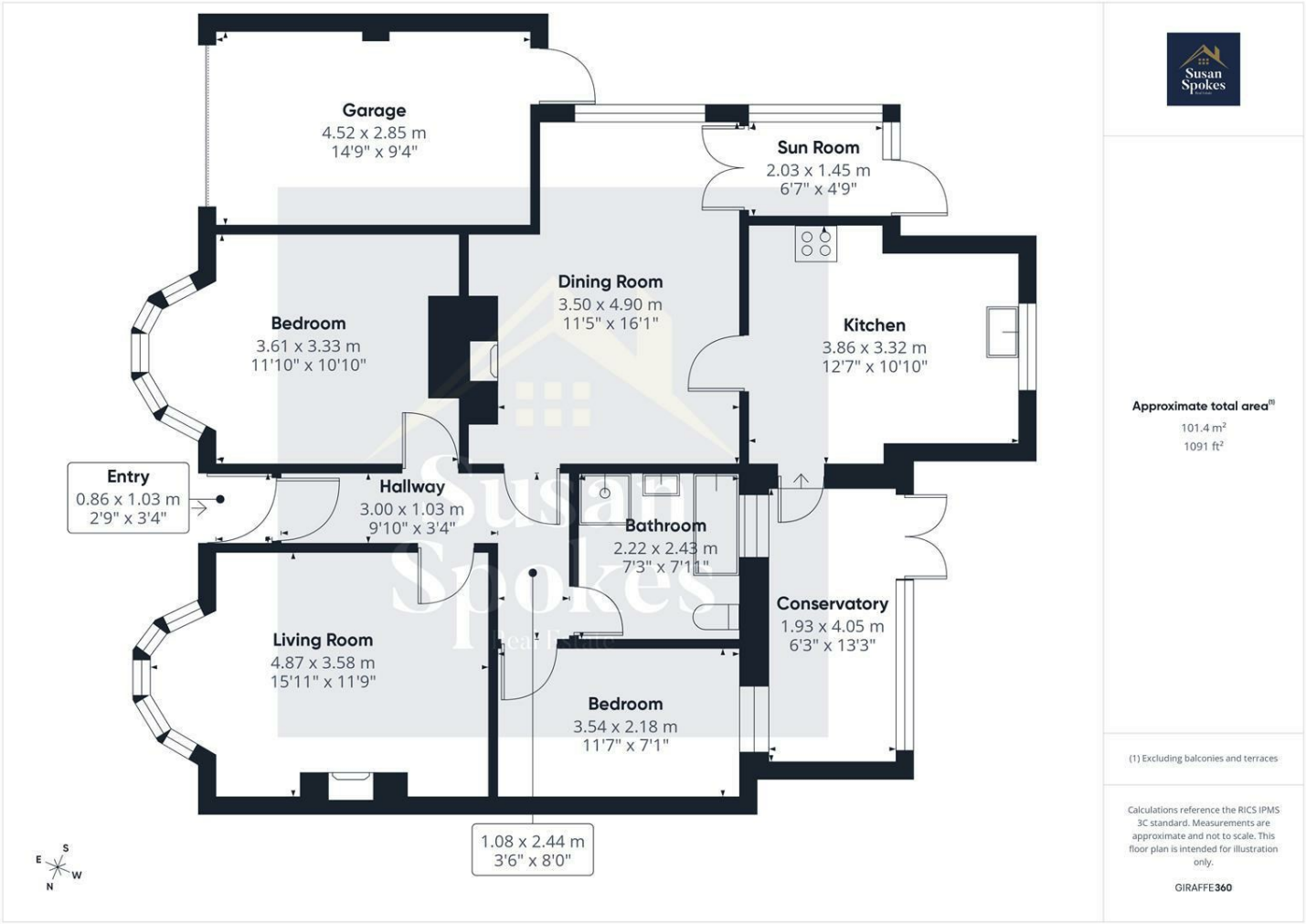




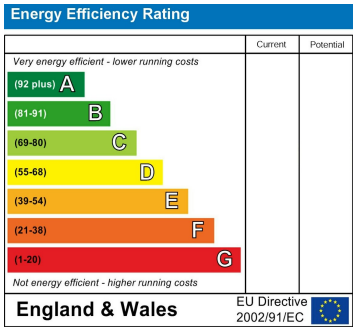




Floor Plan



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