

## Lismore Avenue

### South Shields NE33 4SD

This lovingly maintained family home has been cherished since the current owner was just 7 years old, with many period features carefully restored to preserve its timeless charm. As soon as you step through the door, you'll be greeted by a warm, welcoming atmosphere and a sense of happy family memories that have shaped the home.

This beautifully restored four-bedroom end-terrace property has so much to offer and exudes a classic style true the period of the home. The owner's attention to detail is evident in the thoughtfully preserved period features, including original fireplaces that create a cosy ambiance, exquisite period doors, and stunning original flooring that flows seamlessly throughout the home.

Designed with both family life and home working in mind, the spacious layout includes two inviting reception rooms, four generously sized bedrooms, and plenty of flexibility to suit your lifestyle needs.

Situated in a highly sought-after location, close to West Park and excellent local schools, this home offers both convenience and a friendly, community atmosphere. With so many delightful features to discover, a viewing is essential to truly appreciate the charm and space this property has to offer.

Offers in the region of £249,950

# 3 Lismore Avenue

## South Shields NE33 4SD



- END TERRACED HOME
- UTILITY
- FREEHOLD
- FOUR BEDROOMS
- WORKSHOP
- COUNCIL TAX BAND C
- TWO RECEPTION ROOMS
- COURTYARD
- EPC TO FOLLOW

### Vestibule

A charming and welcoming vestibule, featuring a beautifully crafted wooden front door adorned with elegant, ornate fittings. Step inside to discover a stylish tiled floor that enhances the character of the space, leading to a part-glazed internal door that invites natural light into the hallway beyond. This delightful entrance perfectly blends classic charm with practicality, setting the tone for the rest of the home.

### Entrance Hallway

An elegant and inviting hallway that beautifully showcases the property's original doors, each one lovingly restored to preserve its timeless charm. The exquisite parquet wood flooring has been meticulously revitalised, adding warmth and character to the space. A unique touch of history remains with the original doorbell, now serving as a striking ornamental feature and a delightful talking point for guests. This hallway seamlessly blends period elegance with refined craftsmanship, setting the tone for the rest of the home.

### Lounge

A truly stunning lounge boasting a beautiful bay window that fills the space with natural light. The elegant cast iron fireplace, complete with a classic wooden surround and plumbing for a gas fire, serves as a magnificent focal point. Rich in period charm, this room showcases exquisite architectural details, seamlessly blending timeless character with warmth and sophistication.

### Kitchen/Breakfasting Room

A charming and characterful kitchen featuring a classic AGA stove as its centrepiece, perfectly complemented by elegant wooden wall and base units. The rich wooden flooring enhances the warmth of the space, while sleek wood work surfaces provide

both style and practicality. Spotlights illuminate the area beautifully, highlighting the stainless steel sink with a modern mixer tap. Flowing seamlessly, the kitchen leads to both a cosy sitting room and a practical utility room, creating a functional yet inviting heart of the home.

### Utility

A highly functional utility room featuring a range of wall and base units for ample storage. The stainless steel sink, complete with mixer taps and a double drainer, adds practicality, while a charming Victorian light fitting lends a touch of character. A delightful stable door leads seamlessly into the adjoining workshop, enhancing the room's unique appeal and convenience.

### Sitting Room

A superb sitting room nestled at the rear of the property, offering a warm and inviting ambiance. The striking fireplace, adorned with ornate detailing, houses a dual-fuel burner, creating a cosy focal point. A charming window overlooks the courtyard, filling the space with natural light and enhancing its period charm. Rich in character, this versatile room could also serve as a delightful dining area, perfect for both relaxed gatherings and elegant entertaining.

### First Floor Landing

Generous landing space with the wooden parquet flooring theme creating a visually pleasing aspect, with built in storage cupboards and access to the loft.

### Bedroom

A stunning double bedroom exuding Victorian elegance, featuring a beautifully crafted cast iron fireplace with a tiled hearth as a striking focal point. The space is further enhanced by

charming period details, including a decorative ceiling rose and an elegant picture rail. Built-in wardrobes provide both style and practicality, seamlessly blending with the room's timeless character. This exquisite bedroom perfectly balances classic charm with modern comfort.

### Bedroom

A breathtaking master bedroom featuring a show-stopping fireplace that serves as a stunning focal point. The magnificent bay window floods the space with natural light, enhancing the room's sense of grandeur and elegance.

### Bedroom

Double bedroom currently being used for storage

### Bedroom

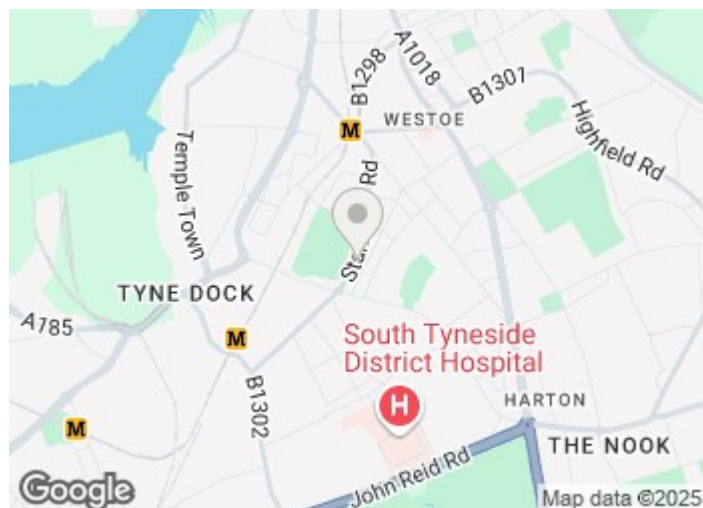
A charming single bedroom with a front-facing aspect, offering a bright and airy feel. Versatile in function, this space can also serve as a stylish home office, providing a peaceful environment for work or study.

### Bathroom

A well-appointed, part-tiled bathroom featuring a luxurious four-piece suite. The spacious panel bath with a shower overhead offers both relaxation and convenience, while the WC, bidet, and wash hand basin complete the suite.

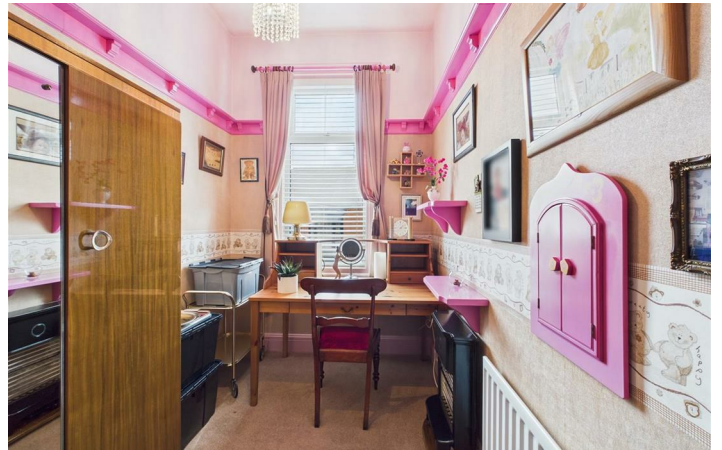
### Workshop

A meticulously designed workshop that offers the perfect blend of organization and functionality. With a place for everything and everything in its place, this space is a dream come true for any DIY enthusiast. Every detail has been thoughtfully considered, making it an ideal man cave for those who love to tinker and create. Double doors open into the enclosed courtyard, providing



## Directions







Floor Plan



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.

