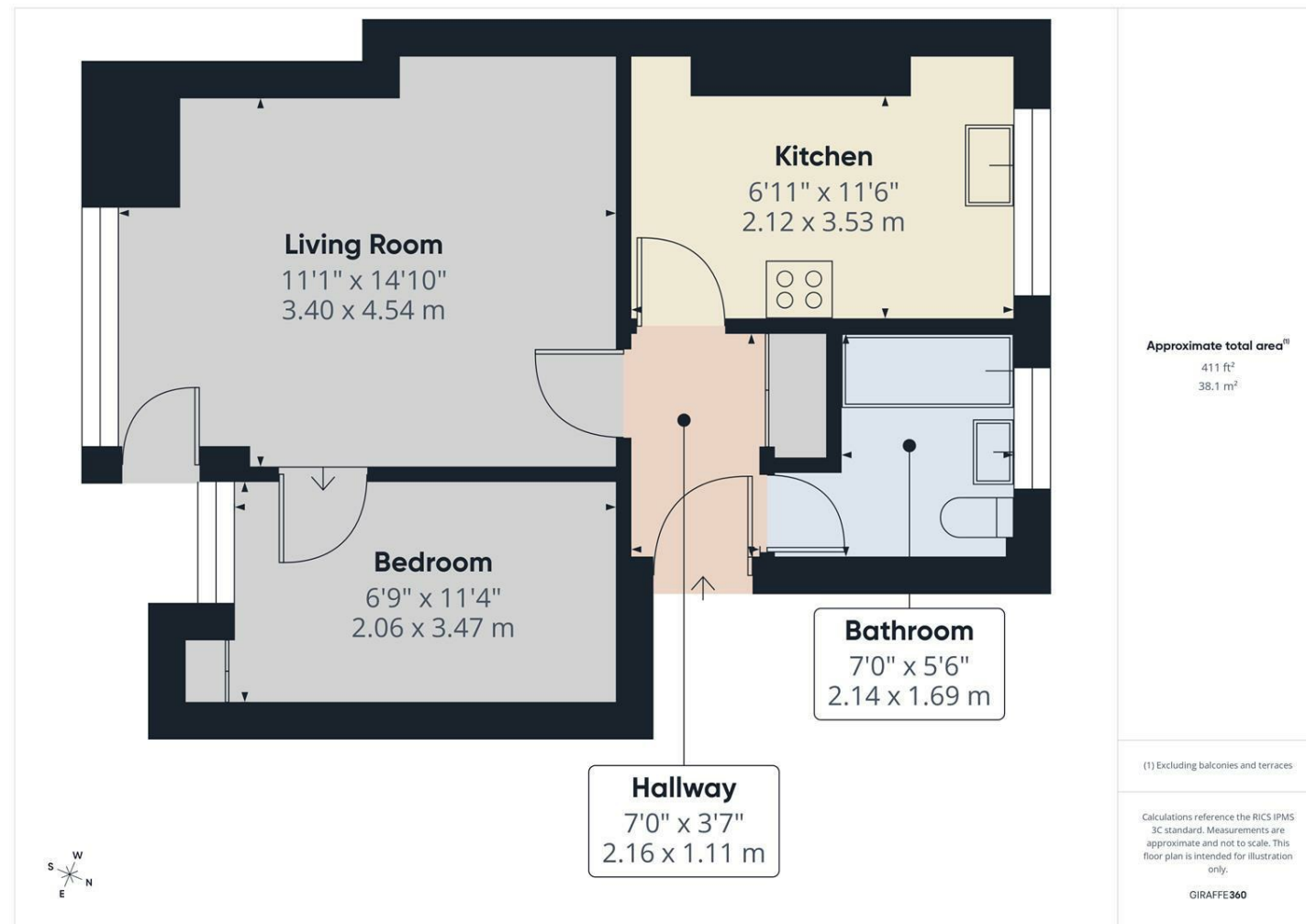




Marine Court West, Whitley Bay



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		74	76
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		



Important Information

All rooms have been measured with electronic laser and are approximate measurements only. None of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order. Brannen & Partners for themselves, the vendors or lessors, produce these brochures in good faith and are a guidelines only. They do not constitute any part of a contract and are correct to the best of our knowledge at the time of going to press. Pictures may appear distorted due to enlargement and are not to be used to give an accurate reflection of size. All negotiations and payments are subject to contract.

Offers Over £120,000

Description

BRIGHT AND SPACIOUS ONE BEDROOM GROUND FLOOR APARTMENT WITH PRIVATE TERRACE, IDEALLY SITUATED IN THE HEART OF NORTH WHITLEY BAY - AVAILABLE WITH NO UPPER CHAIN

Brannen & Partners welcome to the market this well presented ground floor one bedroom apartment, perfectly positioned within the heart of North Whitley Bay. Presenting bright and spacious accommodation, the property appeals to a range of buyers including downsizers, first time buyers and buy to let investors.

Briefly comprising: Secure communal entrance with stairs to all floors. Once inside, the private hallway benefits from a built in double storage cupboard and offers access to all principal rooms.

Positioned to the front of the home, the considerable living space is flooded with natural light, due to the floor to ceiling window and south facing position. From here a door connects to a sunny private terrace overlooking the well maintained communal gardens. Back inside, the ample bedroom furnished with integral storage, is accessible from the living area.

Progressing into the rear of the property, the contemporary kitchen presents a variety of neutral shaker style fitted wall, base and drawer units, framed with wood effect worktops. Integrated appliances include: hob, oven and extractor hood, as well as designated space and fittings for further appliances.

Completing the configuration, the modern bathroom is partially tiled offering a minimalist design and comprises a bath with shower overhead, heated towel rail, W.C and vanity wash basin with storage beneath.

Externally there are well maintained communal gardens.

This property is ideally located close to local shops, cafes and restaurants. The property is a few minutes walk from Marine Park First School, as well as Whitley Bay seafront. The local transport links are also easily accessible, with both Monkseaton and Whitley Bay Metro stations within walking distance, as well as access to major road links into the city centre and other coastal towns nearby.

Communal Entrance

Hallway
7'1" x 3'7"

Living Room
11'1" x 14'10"

Terrace

Kitchen
6'11" x 11'6"

Bedroom
6'9" x 11'4"

Bathroom
7'0" x 5'6"

Communal Gardens

Tenure

Leasehold

