

Brannen&Partners

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Alnwick Avenue, North Shields







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 £165,000

Description

WELL PRESENTED THREE BEDROOM SEMI DETACHED FAMILY HOME ON A CORNER PLOT SITUATED WITHIN THIS POPULAR RESIDENTIAL AREA IN NORTH SHIELDS OFFERED WITH NO UPPER CHAIN

Brannen & Partners welcome to the sales market this well presented three bedroom semi detached property situated in North Shields, conveniently placed for ease of access to local shops, supermarkets and Silverlink Retail Park. Boasting family living space, dining kitchen, downstairs W.C, three bedrooms, and attractive gardens to both the front, side and rear. The gated driveway further enhances the property's appeal.

Briefly comprising: Entrance porch leads into a welcoming hallway, featuring a useful storage cupboard and providing access to all ground floor rooms.

The bright and spacious living room benefits from dual aspect windows to both the front and rear, allowing natural light to flood the room. A feature fireplace with a gas fire provides a focal point and adds to the welcoming feel of the space.

Positioned to the rear of the property, the dining kitchen features a large window overlooking the rear garden, allowing plenty of natural light. The kitchen is fitted with a range of wall and base units providing excellent storage, together with an integrated gas oven and hob. There is plumbing for a washing machine and space for a freestanding fridge freezer, while the generous proportions allow ample room for a dining table and chairs.

Completing the ground floor is a useful WC comprising WC and wash hand basin.

From the hallway a staircase leads to the first floor landing, which benefits from a window providing natural light, a handy storage cupboard and access to three bedrooms and the family bathroom.

The property offers three well proportioned bedrooms. Two are generous double bedrooms, both featuring large windows overlooking the rear garden, while the third bedroom enjoys a pleasant outlook to the front.

The family bathroom positioned to the front includes a W.C, handwash basin, shower cubicle with overhead head shower, and a window allowing light and ventilation.

Externally, the property benefits from an enclosed rear garden, complemented by a mature privacy hedge providing a good degree of seclusion. A useful outhouse offers valuable additional storage.

To the front is a lawned garden, together with a further generous corner lawned garden providing an attractive outdoor space. A gated driveway provides convenient off street parking.

North Shields is a sought after residential area and has great road, rail links and bus routes to Newcastle City centre and surrounding towns. North Shields has a good array of local schools, amenities and local shops, a short car ride can take you to the regenerated Fish Quay and Tynemouth Village both offering a great selection of restaurants and cafes.

Porch
6'0" x 2'11"

Hallway
15'1" x 2'10"

Living Room
17'8" x 12'10"

Dining Kitchen
11'6" x 11'3"

W.C
5'7" x 2'8"

Landing
9'0" x 2'8"

Master Bedroom
11'4" x 11'0"

Bedroom
11'8" x 8'11"

Bedroom
8'4" x 8'1"

Bathroom
9'7" x 6'2"

Rear Private Garden

Side Garden

Front Garden and Private Driveway

Tenure
Freehold











