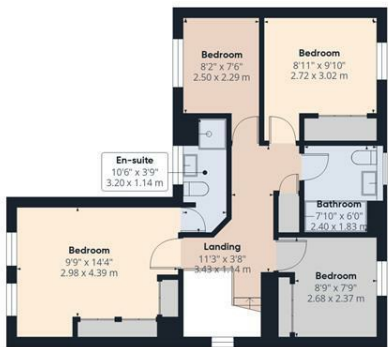




Alexandra Gardens, North Shields



Ground Floor



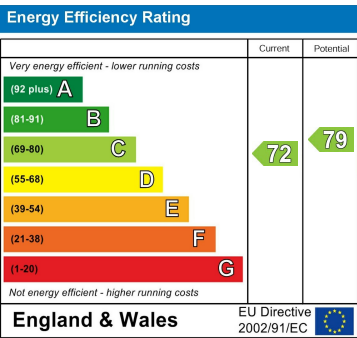
Floor 1

Approximate total area⁽¹⁾
1537 ft²
142.8 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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 £399,950

Description

ATTRACTIVE FOUR BEDROOM DETACHED FAMILY HOME SITUATED WITHIN THIS POPULAR DEVELOPMENT IN NORTH SHIELDS

We welcome to the market this spacious four bedroom, two bathroom detached property situated in North Shields. Conveniently located close to amenities and occupying a good sized plot with a southerly facing garden, conservatory, double garage and driveway parking.

Briefly comprising: Entrance to a welcoming hallway giving access to ground floor rooms and stairs leading to the first floor. To the front is the living room which features a bay window and a fireplace housing an electric fire. The well equipped kitchen/diner has an extensive range of fitted wall and base units including a breakfast bar for seating. Integrated appliances include a dishwasher, extractor fan, full height fridge and space for a Range style oven. Double doors lead to the conservatory which offers views and access to the garden. A separate W.C. is located off the hallway.

To the first floor are four good sized bedrooms and family bathroom. The main double bedroom has fitted wardrobes and benefits from an en-suite shower room. The family bathroom comprises a bath, shower over, hand basin, W.C. and heated towel rail.

Externally to the rear is a southerly facing private garden which is well maintained, including a lawn, mature planting, raised planters, patio and side access to the front where there is driveway parking and a double garage. The garage has a large amount of storage space within the loft area which is fully boarded and accessed via a drop down ladder.

North Shields offers a wide range of amenities, it is close to major road links providing ease of access to other local towns, the coast and Newcastle City Centre. North Shields Fish Quay has an extensive range of cafés and restaurants, Tynemouth Village is also a short drive and offers an elite range of cafes and restaurants as well as the award winning Long Sands Beach

Entrance Hallway

W.C.

Living Room
14'2" x 11'4"

Kitchen/Diner
19'1" x 10'7"

Conservatory
13'9" x 10'0"

Bedroom One
14'4" x 9'9"

En-suite
10'5" x 3'8"

Bedroom Two
9'10" x 8'11"

Bedroom Three
8'9" x 7'9"

Bedroom Four
8'2" x 7'6"

Bathroom
7'10" x 6'0"

Externally

Externally to the rear is a southerly facing private garden which is well maintained, including a lawn, mature planting, raised planters, patio and side access to the front where there is driveway parking and a double garage. The garage has a large amount of storage space within the loft area which is fully boarded and accessed via a drop down ladder.

Tenure
Freehold

