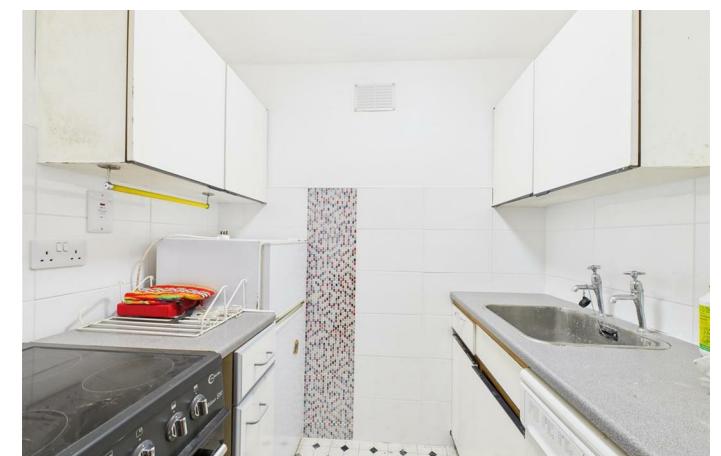
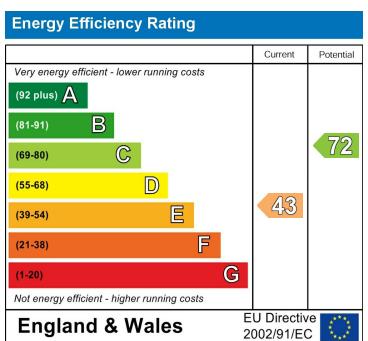


Montagu Court, Gosforth



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.

Price Guide £80,000

Description

RARE TO THE MARKET IS THIS GROUND FLOOR STUDIO APARTMENT SITUATED WITHIN THE EXCLUSIVE MONTAGU COURT DEVELOPMENT IN GOSFORTH OFFERED WITH NO UPPER CHAIN

Brannen & Partners welcome to the market this compact ground floor studio apartment within Montagu Court situated on the prestigious Montagu Avenue in Gosforth. Benefiting from a newly fitted shower room, residents parking and central location, appealing to a range of buyers including first time buyers and buy to let investors.

Briefly comprising: Positioned to the rear is a secure communal entrance to a door giving direct access in to this studio apartment. The lounge area overlooks the communal gardens with a wonderful open aspect, fitted cupboards provide storage as well as housing a pull down bed to convert to a sleeping area. There is a small kitchen with fitted units and a newly renovated shower room comprising a step in shower, hand basin and access to a separate W.C.

Externally there are well maintained communal gardens and residents parking.

Montagu Court is located on the highly regarded Montagu Avenue close to a range of local amenities, such as cafes, restaurants, pubs and shops on Gosforth High Street. Positioned on the edge of Newcastle's Town Moor, the apartment also offers easy access to Newcastle Golf Course, Jesmond and to Newcastle City Centre itself.

Secure Communal Entrance

Lounge/Bedroom
13'1" x 10'0"

Kitchen
6'4" x 4'9"

Shower Room
5'11" x 4'7"

W.C.

Externally
There are well maintained communal gardens and residents parking.

Tenure
Leasehold

