



51 Commissioners Wharf

Royal Quays, North Shields, NE29 6DP

**** THIS PROPERTY IS NOW "SALE AGREED" AND THERE ARE TO BE NO FURTHER VIEWINGS - WE WOULD LOVE TO HEAR FROM YOU IF YOU HAVE A PROPERTY TO SELL AND WANT ONE OF OUR "GONE" BOARDS TOO! PLEASE GET IN TOUCH ****

**** GUIDE PRICE £130,000 TO £140,000**

**** SUPERB ONE BEDROOM GROUND FLOOR APARTMENT ** STUNNING VIEWS OVERLOOKING THE MARINA ** PRIVATE OUTSIDE SPACE ** NO ONWARD CHAIN ** SOUGHT AFTER LOCATION ** WALK-IN WARDROBE ** ALLOCATED PARKING BAY ** ENERGY EFFICIENT WITH A B RATING ** 125 YEAR LEASE FROM 1ST JANUARY 2003 ****

Price Guide £130,000

51 Commissioners Wharf

Royal Quays, North Shields, NE29 6DP



- One Double Bedroom
- Private Outside Space
- Allocated Parking Bay
- Walk-In Wardrobe
- Stunning Views Over Marina
- 125 Year Lease From 1st January 2003
- Lounge/ Dining Room
- Chain Free
- Energy Rating B

Communal Entrance

Entrance Looby

Hallway

Lounge/Dining Room

22'4" max x 22'2" max (6.81 max x 6.76 max)

Kitchen

9'8" maxx 9'4" min (2.96 maxx 2.87 min)

Bedroom

12'7" min x 9'6" (3.84 min x 2.91)

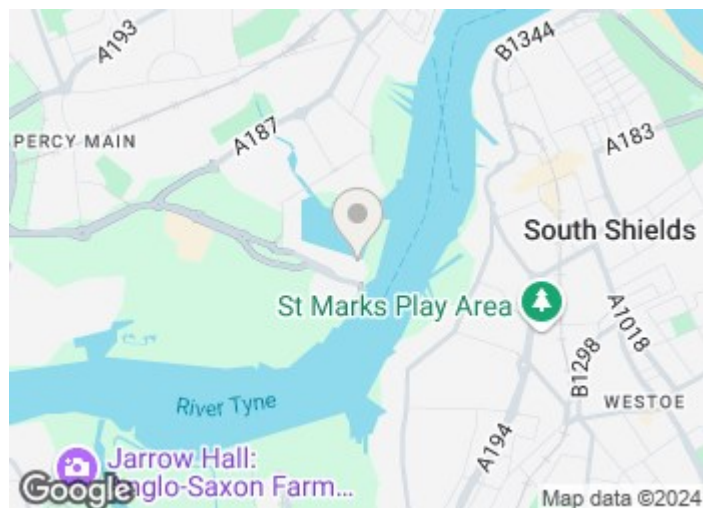
Walk-In Wardrobe

Bathroom

7'4" x 7'6" (2.24 x 2.30)

External

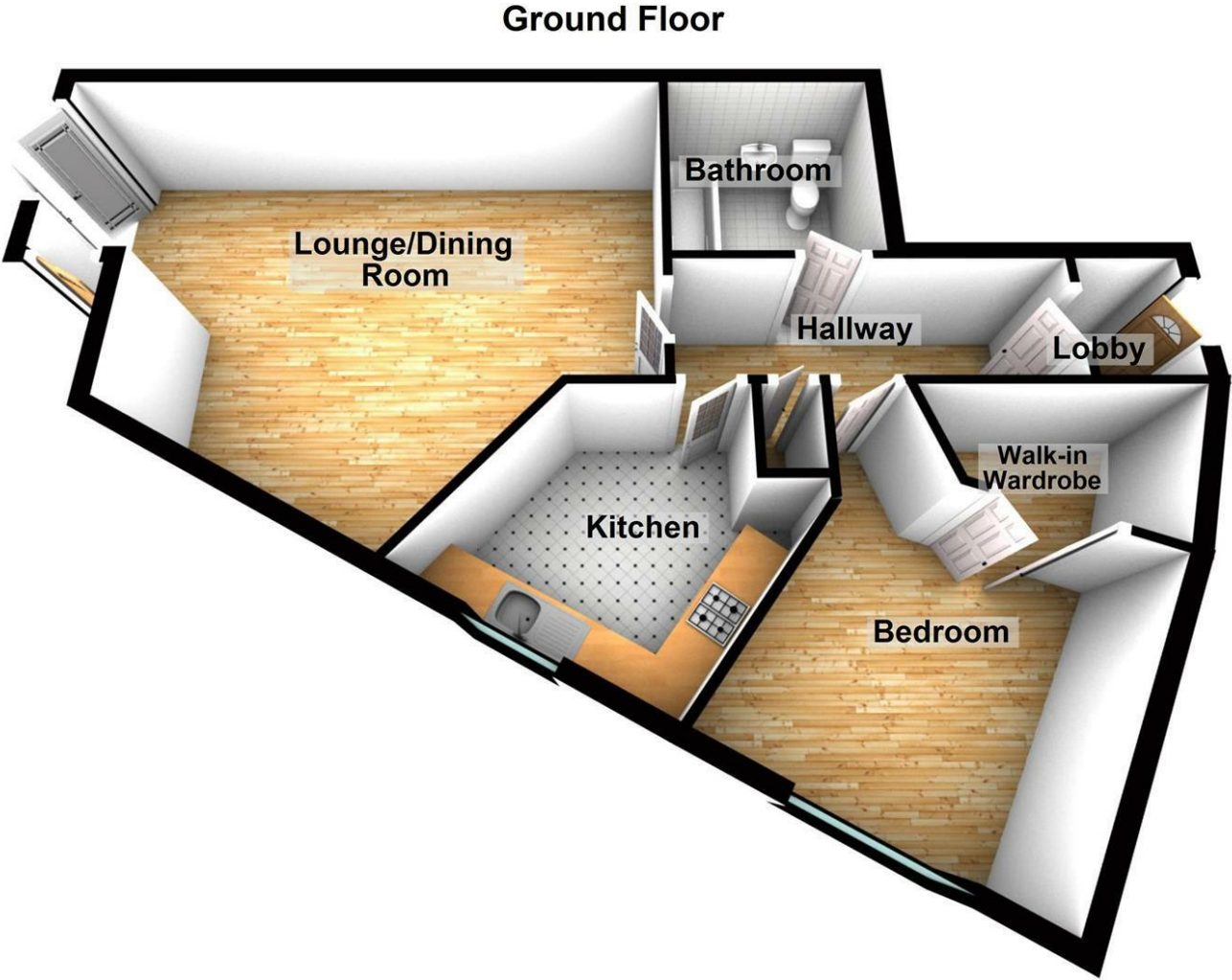
Lease & Service Charge



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.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	81	81
(69-80) C		
(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