



101 Monkchester Road , Walker, NE6 2LJ

** 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!**

A GREAT FIRST-TIME BUY. We offer for sale this three bedroom end of terrace house which would make a great starter home. There is plenty of space for OFF STREET PARKING to the front and a SOUTH FACING GARDEN to the rear.

The home is situated within easy reach of LOCAL AMENITIES, there are nearby shopping facilities, bus services, and road links to Newcastle City centre.

Briefly, the accommodation comprises; an entrance lobby, lounge, kitchen, three bedrooms, and a bathroom. Externally there are gardens to both the front and rear. Council tax band A. Energy rating E. FREEHOLD.

Price £99,950

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- Three Bedrooms
- South Facing Rear Garden
- Freehold
- Off Street Parking
- Convenient Location
- Energy Rating E
- Great First Buy
- Modern Kitchen & Bathroom

The Property Comprises

Entrance

Lounge

13'6" x 12'10" (4.11 x 3.91)

Kitchen

16'5" x 5'11" (5.00 x 1.80)

Landing

Bedroom 1

12'2" to robe x 9'4" (3.71 to robe x 2.85)

Bedroom 2

10'2" x 10'0" (3.09 x 3.05)

Bedroom 3

10'2" max x 6'9" max (3.11 max x 2.07 max)

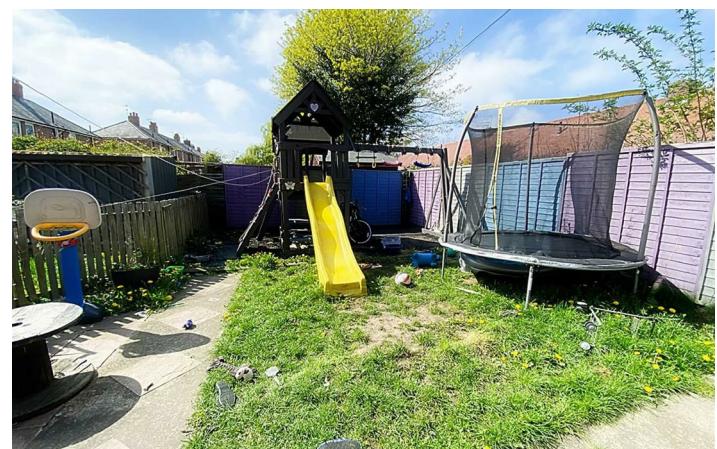
Bathroom

5'11" x 5'10" (1.81 x 1.77)

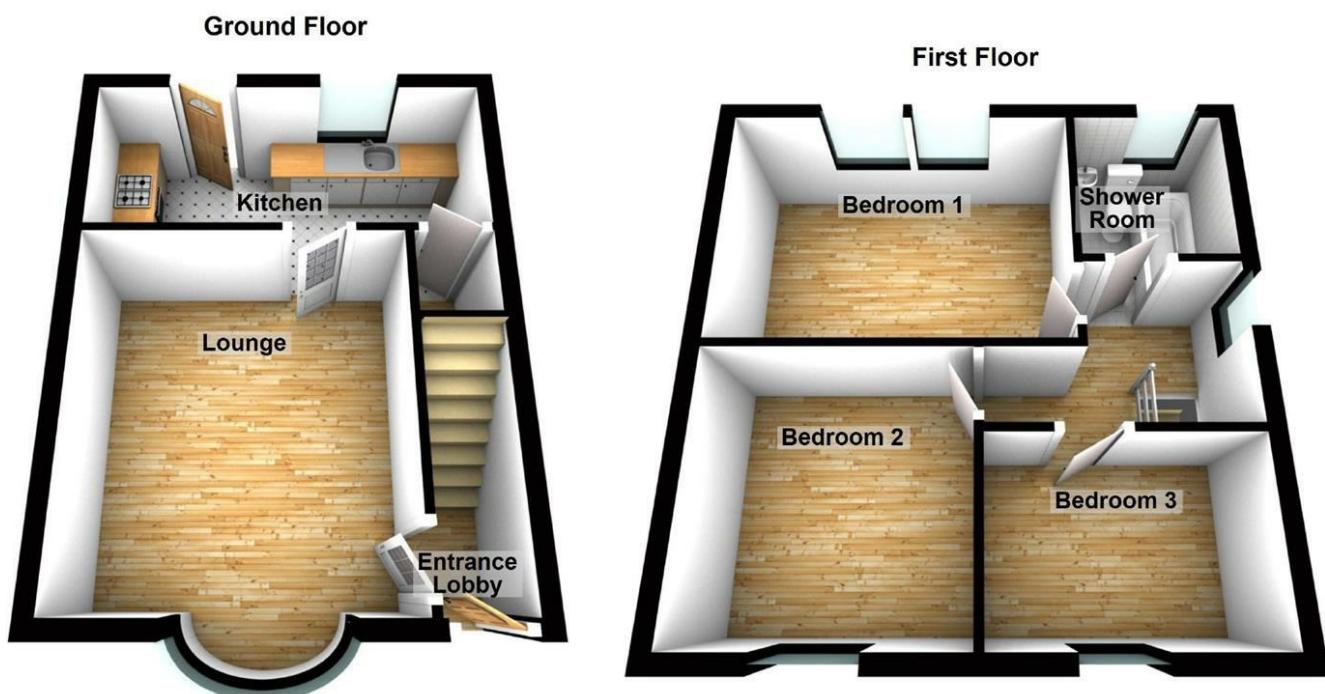
External



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	86
(81-91)	B	
(69-80)	C	
(55-68)	D	54
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	