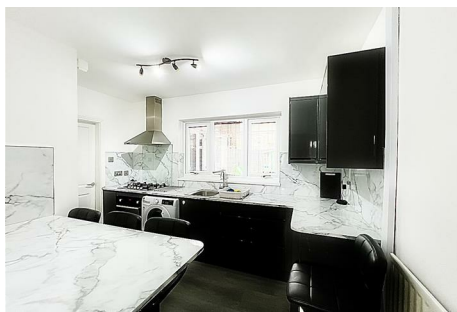
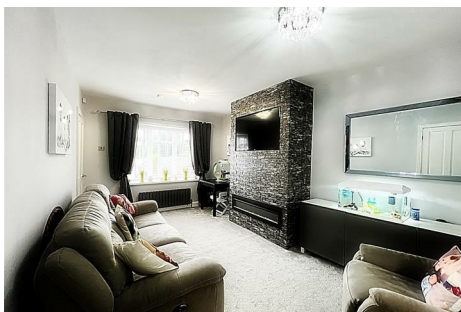




10 Devonshire Drive

Holystone, Newcastle Upon Tyne, NE27 0DG

**** 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 ****

**** TWO BEDROOM SEMI DETACHED HOUSE ** FULLY REFURBISHED ** MODERN KITCHEN ****

**** MODERN SHOWER-ROOM ** SEPARATE UTILITY ** CONSERVATORY ** FREEHOLD ****

**** OFF STREET PARKING ** IDEAL STARTER HOME ** EXCELLENT TRANSPORT & ROAD LINKS ****

**** CLOSE TO AMENITIES AND SCHOOLS ** COUNCIL TAX BAND A ** EPC RATING D ****

Offers Over £165,000

10 Devonshire Drive

Holystone, Newcastle Upon Tyne, NE27 0DG



- Two Bedroom Semi Detached House
- Fully Refurbished
- Freehold
- Modern Kitchen & Shower Room
- Conservatory
- Ideal First Buy
- Excellent Road & Transport Links
- Council Tax Band A
- EPC Rating D

Entrance

Double glazed entrance door leading to....

Lounge

16'5" x 10'1" (5.01 x 3.08)

Double glazed window, feature media wall, radiator, double glazed French doors to conservatory.

Kitchen

11'11" x 8'9" (3.64 x 2.68)

Double glazed window, wall and floor units with work tops over, sink, integrated oven & hob, extractor hood, breakfast bar, modern cladding, door to utility.

Conservatory

9'10" x 9'10" (3.00 x 3.00)

Conservatory presently being used as a dining room. Access to rear garden.

Utility

7'1" x 6'1" (2.18 x 1.86)

Double glazed window, cupboard, double glazed door to side, counter.

Bedroom 1

16'5" x 9'8" (5.01 x 2.95)

Double glazed windows, radiator, fitted wardrobes.

Bedroom 2

12'0" x 10'10" (3.68 x 3.31)

Double glazed window, sliding door wardrobes, radiator.

Shower Room

6'5" x 5'5" (1.98 x 1.67)

Double glazed window, ladder radiator, toilet, wash hand basin, shower cubicle, modern cladding, tiling to walls.

External

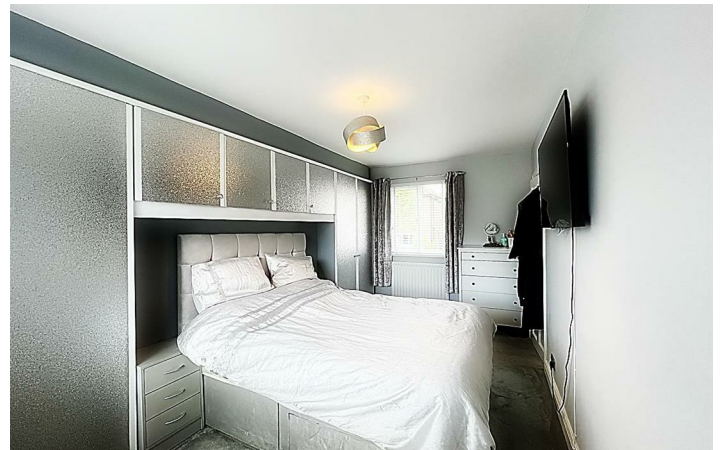
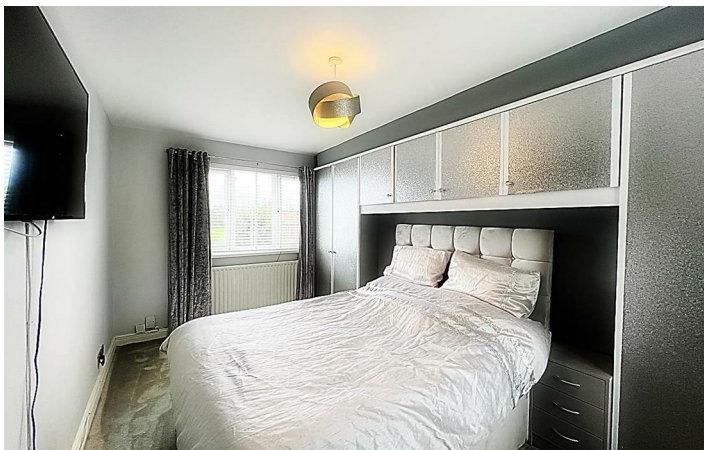
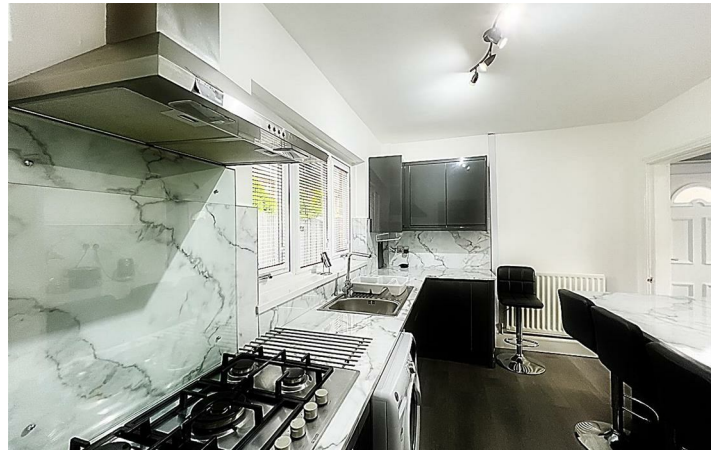
To the front off street parking, to the rear a low maintenance garden with wooden enclosure fencing and side access gate.

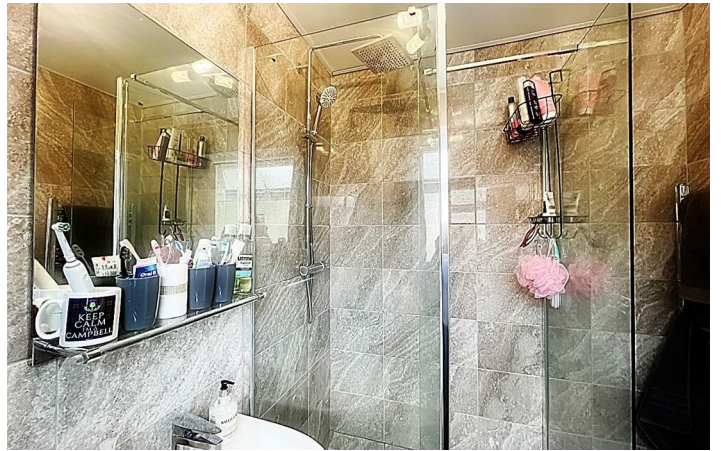
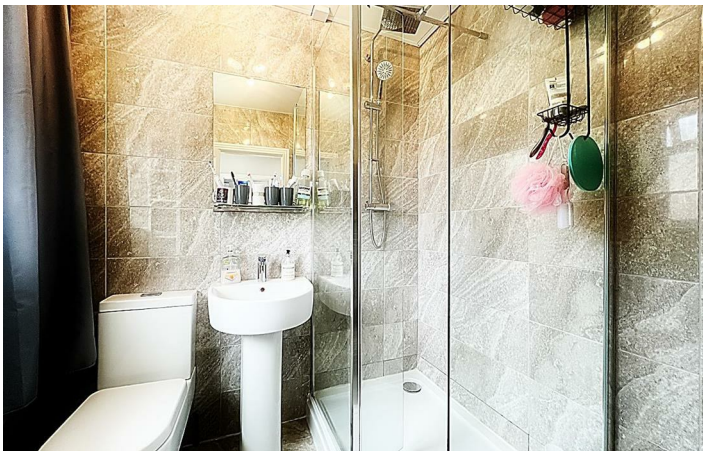
Freehold

The property is freehold.

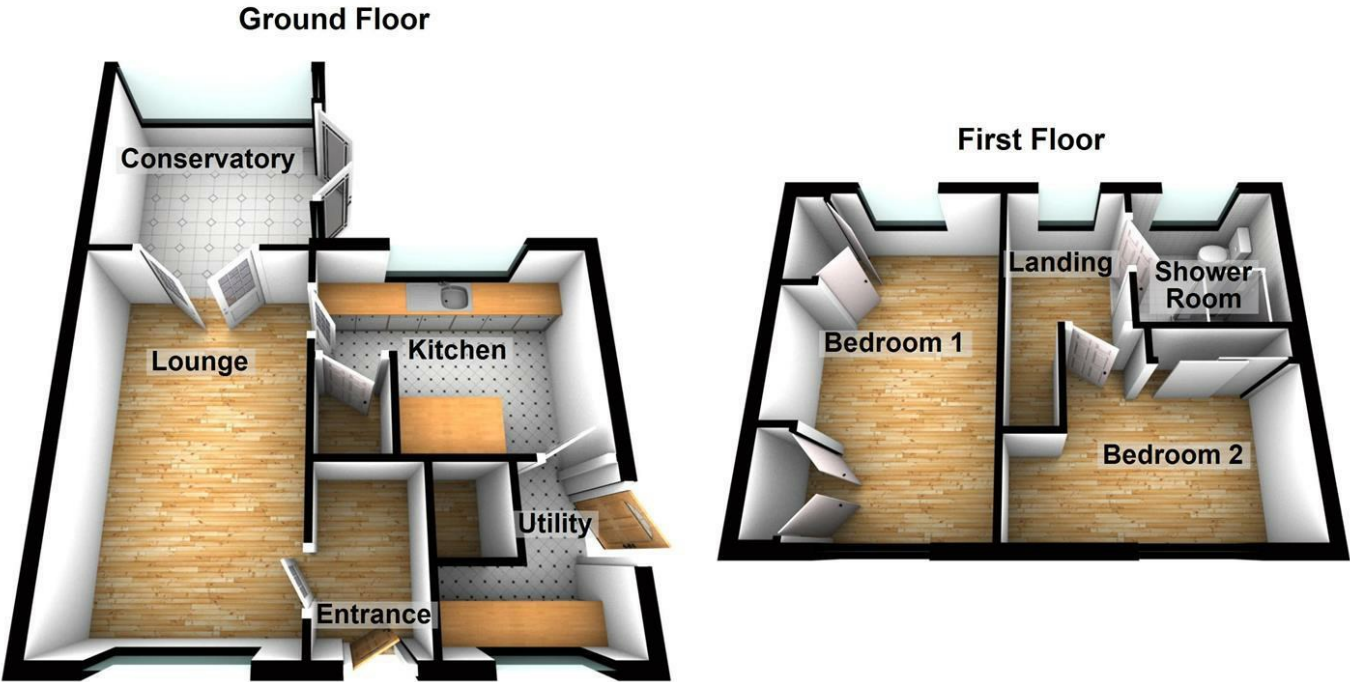
Broadband

<https://www.openreach.com/fibre-checker/my-products>





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
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC