



68 Windsor Avenue, Bensham, Gateshead, Tyne & Wear, NE8 4NG

Asking Price £100,000



Key features

- FIRST FLOOR FLAT
- VERY WELL PRESENTED
- GREAT STARTER HOME
- THREE SPACIOUS BEDROOMS
- REAR FACING LOUNGE
- UPVC DOUBLE GLAZING
- GAS CENTRAL HEATING
- WALK IN SHOWER
- PRIVATE YARD
- EARLY VIEWING IS RECOMMENDED



Description

Nestled on Windsor Avenue in the charming avenues of Gateshead, this delightful three-bedroom first floor apartment presents an excellent opportunity for first-time buyers or investors alike seeking a stylish home. The property comprises of a spacious lounge with plenty of natural light leading to a modern fitted kitchen. Boasting a well-presented shower room, with three good size bedrooms and a low maintenance private yard to the rear of the property.

With its appealing features and prime location, this property is not to be missed. It is ideally located close to Saltwell Park with great transport links to Gateshead and Newcastle City Centre. Come and see for yourself the potential this lovely home has to offer.



ENTRANCE HALL

FIRST FLOOR LANDING

LOUNGE

10'6 x 15'5

KITCHEN

11 x 7'9

SHOWER ROOM

BEDROOM ONE

15'5 x 12'4

BEDROOM TWO

14'11 x 7'3

BEDROOM THREE

8'5 x 7'5

PRIVATE YARD







EXTERNAL

DISCLAIMER SALES


The particulars on these properties are set out as a general guidance for intended purchasers or tenants, and do not constitute part of an offer or contract. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. All dimensions, descriptions and distances, reference to condition and necessary permissions for use and occupation, and other details are given without responsibility. Any intending purchasers or tenants should not rely on them as statements of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Measurements have been taken using a laser distance meter and may be subject to a margin of error. For further information see the Consumer Protection from Unfair Trading Regulations.




Total Area: 68.6 m² ... 738 ft²

All measurements are approximate and for display purposes only

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
	72	79
England & Wales	EU Directive 2002/91/EC 	

Environmental Impact (CO₂) Rating

	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO2 emissions</i>		
England & Wales	EU Directive 2002/91/EC 	

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