



2 Tynemouth Pass, Staiths, Gateshead, Tyne & Wear, NE8 2GY

Offers In The Region Of £210,000



## Key features

- OPEN PLAN LIVING
- END TERRACED
- POPULAR RESIDENTIAL ESTATE
- RIVERSIDE LOCATION
- NO ONWARD CHAIN
- THREE BEDROOMS
- DOWNSTAIRS CLOAKS
- ENCLOSED REAR GARDEN
- OFF STREET PARKING/ELECTRIC CHARGING POINT
- AVAILABLE NOW TO VIEW



## Description

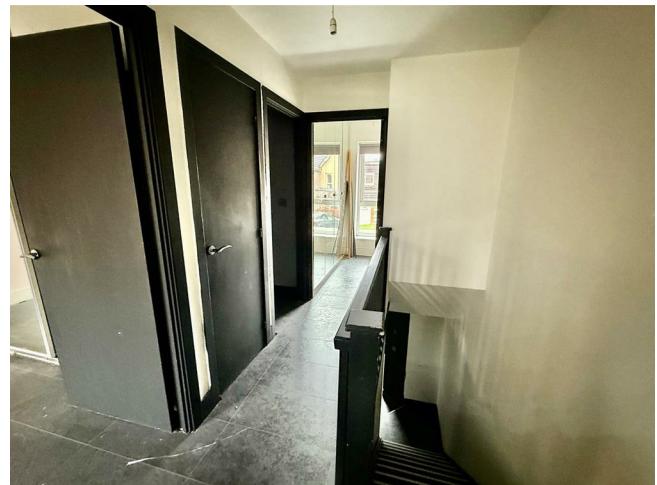
Located in the desirable Tynemouth Pass, Staiths, Gateshead, this charming end-terraced house presents an excellent opportunity for families seeking a welcoming home. The property boasts a modern design while offering the warmth and comfort of a family residence.

With three well-proportioned bedrooms, this home provides ample space for family living or for those who enjoy having guests. The single reception room is a perfect setting for relaxation or entertaining, creating a lovely atmosphere for family gatherings. The property also features a conveniently located bathroom, ensuring practicality for everyday life.

One of the standout features of this property is its location. Situated in a sought-after estate, it is just a stone's throw away from the picturesque riverside, ideal for leisurely walks or enjoying the natural beauty of the area. The end-terraced position offers added privacy and a sense of space, making it a perfect choice for families.

Additionally, the property comes with parking for one vehicle with electric charging point, a valuable asset in this charming neighbourhood. Being chain-free, this home is ready for you to move in without the hassle of lengthy waiting periods.

In summary, this delightful end terraced house in Tynemouth Pass is a fantastic family home, combining modern living with a prime location. Whether you are a first-time buyer or looking to settle down in a peaceful community, this property is not to be missed.



ENTRANCE HALL

3 11 x 8

DOWNSTAIRS CLOAKS W.C

2 9 x 5 6

LOUNGE AREA

22 4 x 16 02

KITCHEN AREA

FIRST FLOOR

BEDROOM ONE

9 6 x 12 3

TO THE REAR

BEDROOM TWO

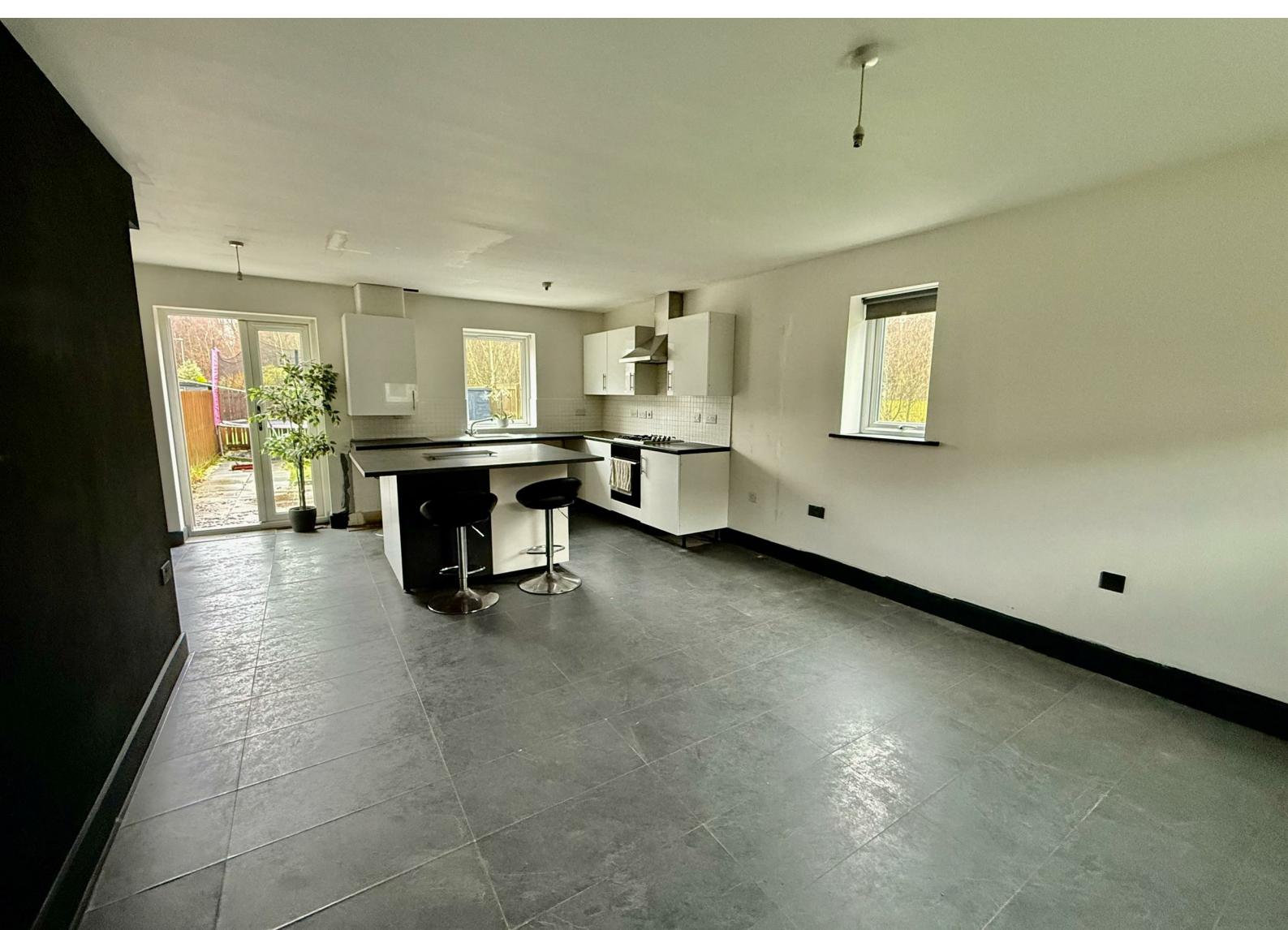
10 x 10

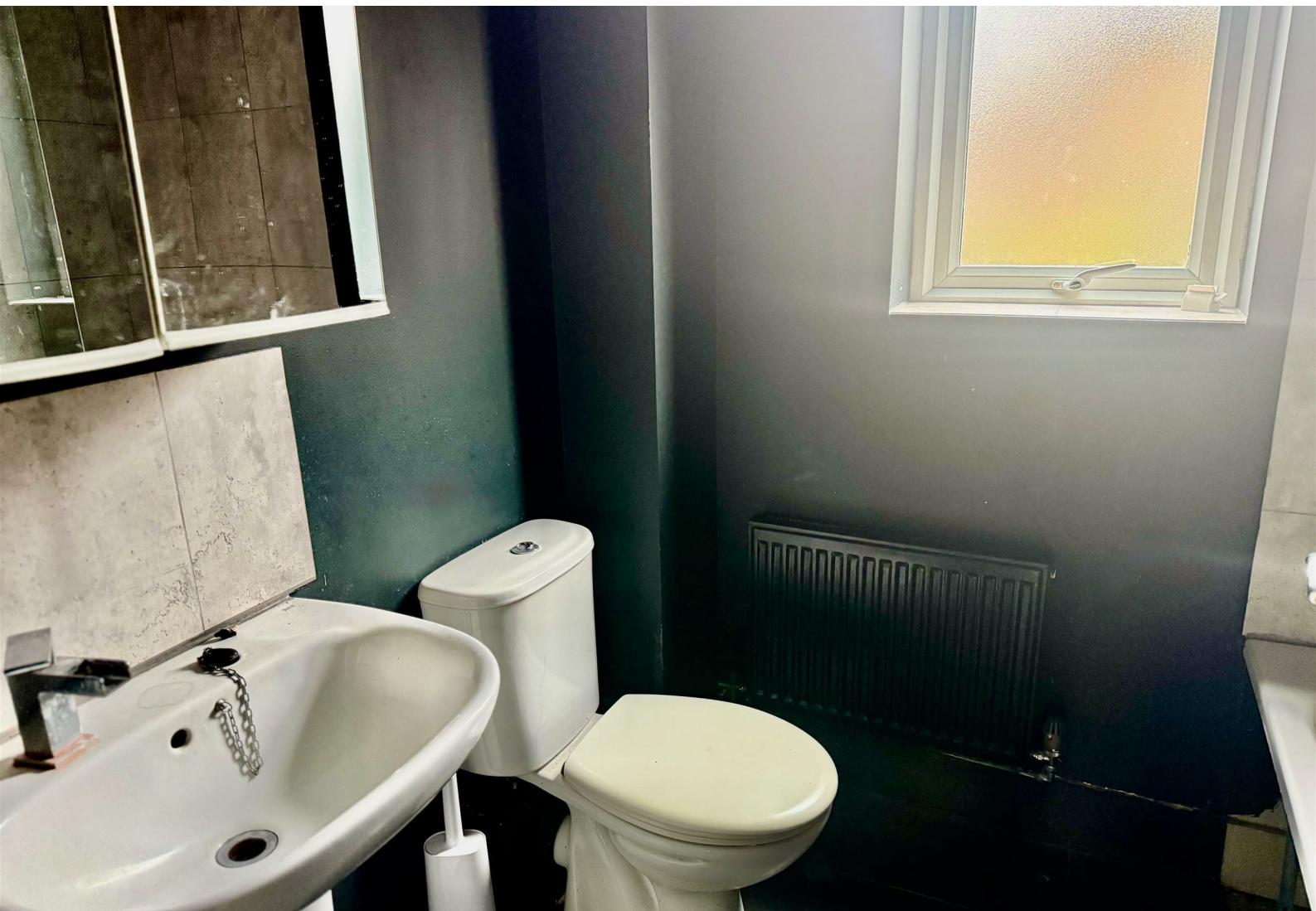
TO THE FRONT

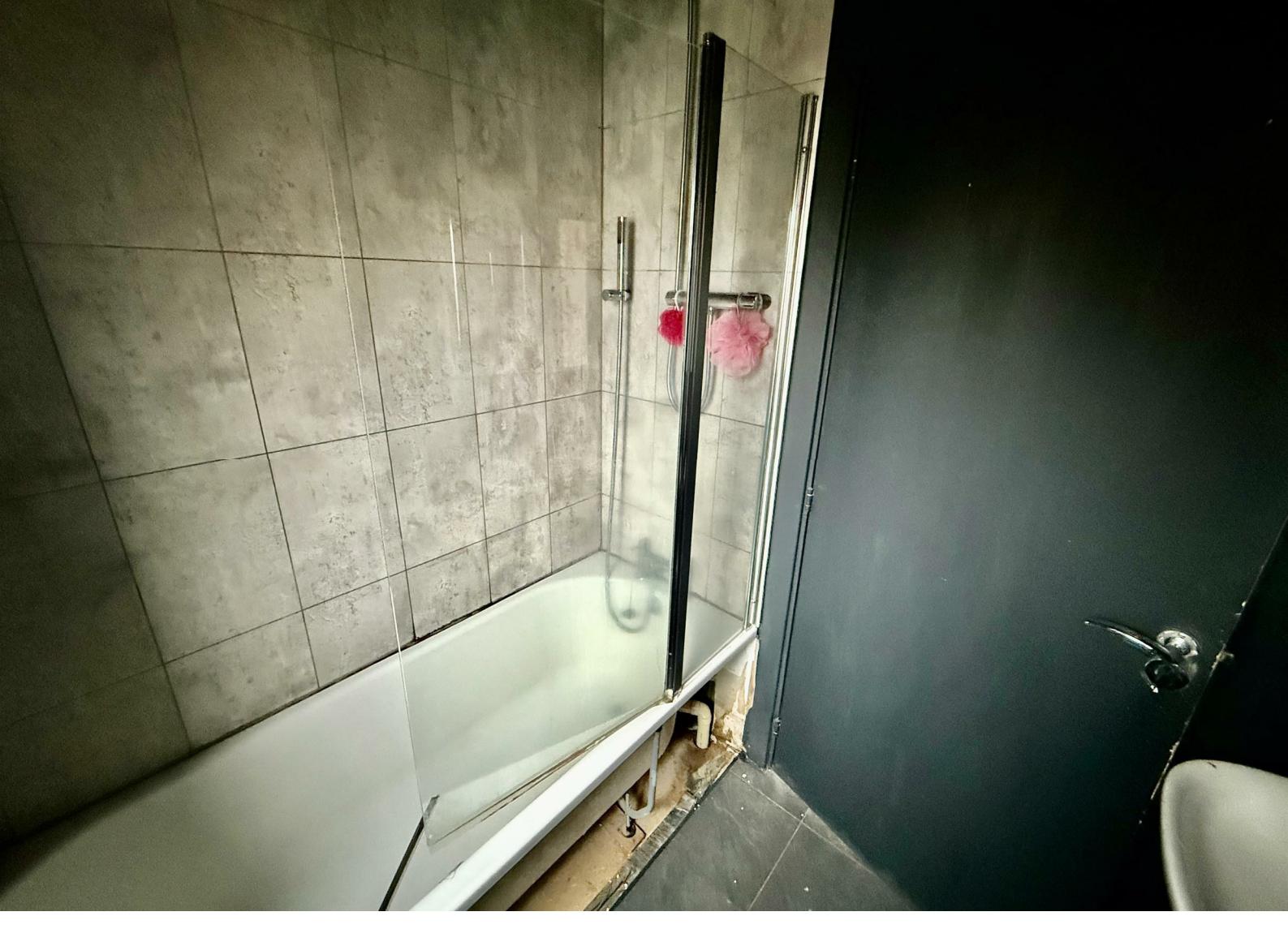
BEDROOM THREE

7 2 x 6 10

TO THE FRONT







BATHROOM

5 6 x 6

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.

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>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO<sub>2</sub> 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 CO<sub>2</sub> emissions</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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