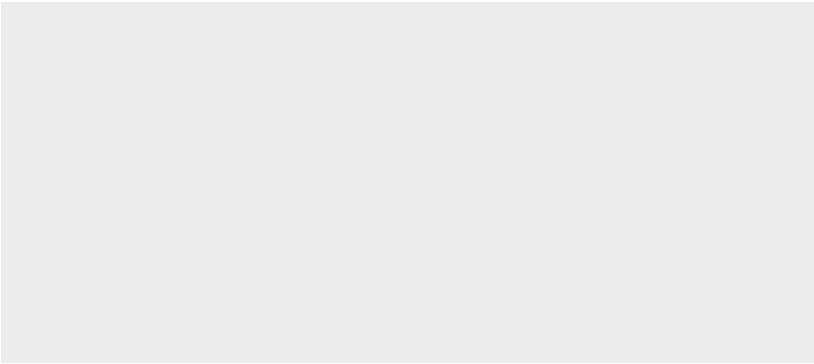




Apartment 6, 172 Newcastle Road, Sunderland, SR5 1NW

£74,950



**Directions**

**THE PROPERTY**

NO UPWARD CHAIN! Presenting a well appointed second floor one-bedroom apartment, this residence offers a bright and airy living space set in a popular location with easy access to local amenities. Conveniently situated near Seaburn Metro Station, the seafront, shops, bars, and restaurants, residents enjoy a vibrant lifestyle. Features of the apartment include double glazing and gas central heating, ensuring comfort and energy efficiency. Allocated parking adds convenience for residents, while a communal garden at the rear provides a pleasant outdoor space.

Property details provided by Andrew Craig

EPC rating: C

Council Band: A

Tenure: Leasehold. The term of the lease is 125 years from 1 October 2012. The Freeholder are Sycamore properties, the current owner pays £25.00PCM maintenance. The ground rent was waived for 25 years and there is still 15 years remaining.

For Sale By Auction [www.agentspropertyauction.com](http://www.agentspropertyauction.com) Taking Bids Now OPTION 2

**SITUATION**