



Park Crescent, North Shields

Offers Over £170,000

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RICHARDSONS 



Park Crescent North Shields, NE30 2HR

- Two Bedroom
- No Upper Chain
- Modern Flat
- Sought After Location
- Ground Floor
- Well Presented
- Open Plan Living/ Kitchen
- EPC E



Richardsons are delighted to welcome to the market this beautifully presented Two Bedroom Ground Floor Flat situated on the very desirable, Park Crescent, North Shields

Offering a range of contemporary features making this an ideal opportunity for those seeking modern living in this sought after area.

The property has a spacious open plan kitchen/living room area, two bedrooms, bathroom and a private yard with decking and separate sitting area.

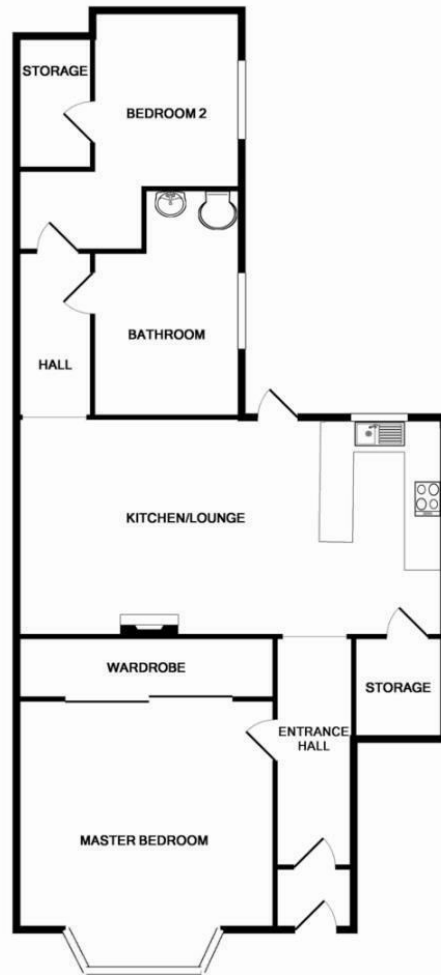
North Shields offers a wide range of amenities. It is close to major road links providing ease of access to other local towns, the coast and Newcastle City centre as well as good bus links. The property is within walking distance of Tynemouth Village which offers a good range of shops, cafés and restaurants as well as the award winning Long Sands beach.

Viewings are highly recommended

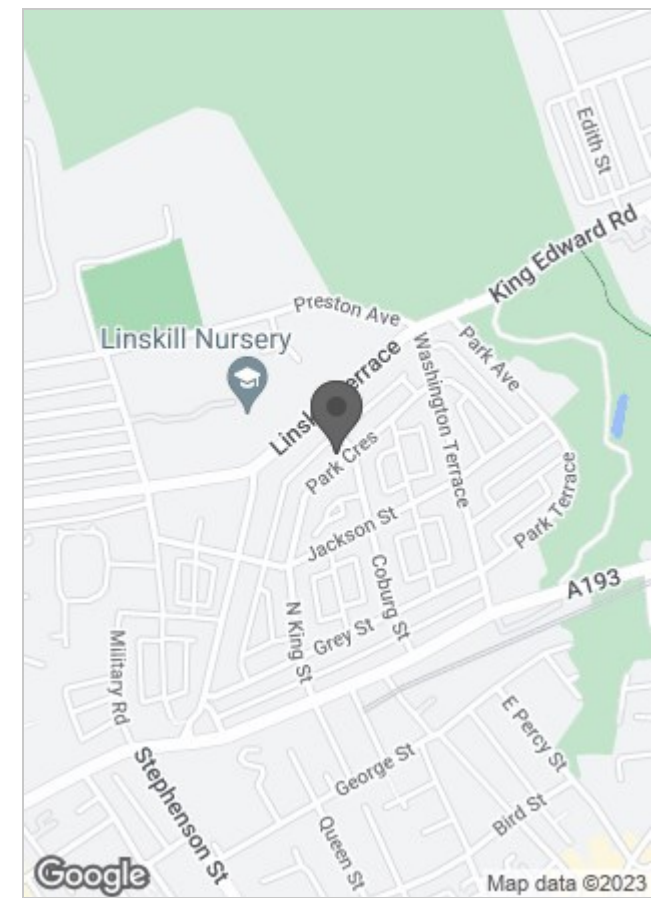
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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(82 plus) A			
(81-91) B			76
(69-80) C			
(55-68) D		53	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Viewing

For further information or to arrange a viewing please contact our North Shields office on 01912903770

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.