



Millview Drive, North Shields

Asking Price £500,000



RICHARDSONS 



# Millview Drive North Shields, NE30 2PU

- Three Bedrooms
- Backing on to Tynemouth golf club
- Close to Tynemouth Front Street
- Excellent potential to extend
- Semi Detached
- Double Driveway
- Spacious rooms throughout
- Awaiting EPC



Asking Price £500,000



Welcome to this charming three-bedroom semi-detached house, full of character and nestled in a sought-after location backing directly onto Tynemouth Golf Course. With its generous plot and spacious layout, this home offers incredible potential to extend and add further value, subject to the necessary permissions.

Step inside and you'll find well-proportioned rooms throughout, perfect for families or anyone seeking a home with both immediate comfort and exciting possibilities for the future. The property features a bright and airy living area, a good-sized kitchen, and three sizeable bedrooms, all offering flexibility for modern living.

Millview Drive is widely regarded as one of the most desirable and sought-after streets in the area. Ideally situated, the property is within easy reach of Tynemouth's vibrant Front Street, where you'll find a wide selection of independent shops, cafés, restaurants, and bars, as well as local events and community activities. The home is also just a short distance from Tynemouth Golf Club, adding to the appeal for outdoor and leisure enthusiasts.

Additional Information  
Tenure - Freehold  
Council Tax E



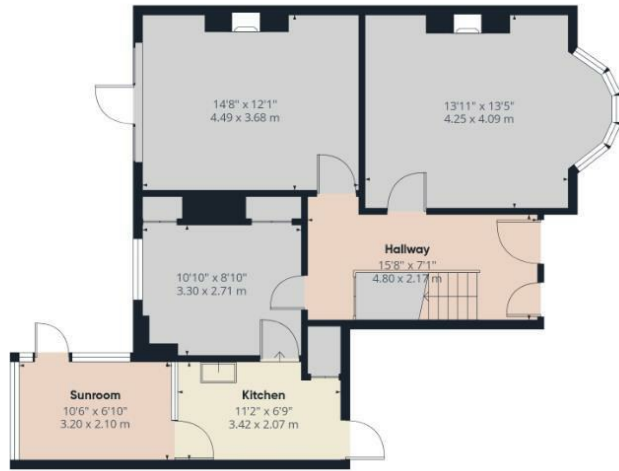
### Approximate measurements

Please note all measurements are approximate only and further measurements should be taken by the viewer if exact measurements are required.

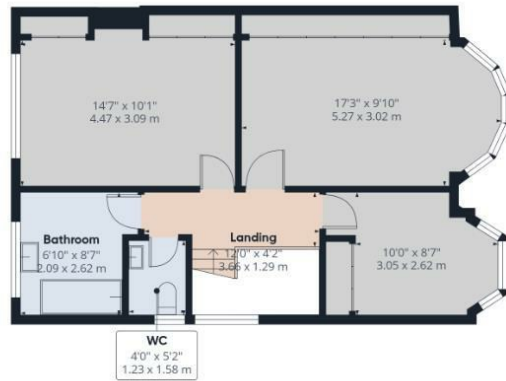
<b>Kitchen</b>	11'2" x 10'0" (3.42 x 3.07)
<b>Living Room</b>	13'11" x 13'5" (4.25 x 4.09)
<b>Reception Room</b>	14'8" x 12'0" (4.49 x 3.68)
<b>Reception room 2</b>	10'9" x 8'10" (3.30 x 2.71)
<b>Sunroom</b>	10'5" x 6'10" (3.20 x 2.10)
<b>Bedroom One</b>	17'3" x 9'10" (5.27 x 3.02)
<b>Bedroom Two</b>	14'7" x 10'1" (4.47 x 3.09)
<b>Bedroom Three</b>	10'0" x 8'7" (3.05 x 2.62)
<b>Bathroom</b>	6'10" x 8'7" (2.09 x 2.62)







Ground floor



Floor 1

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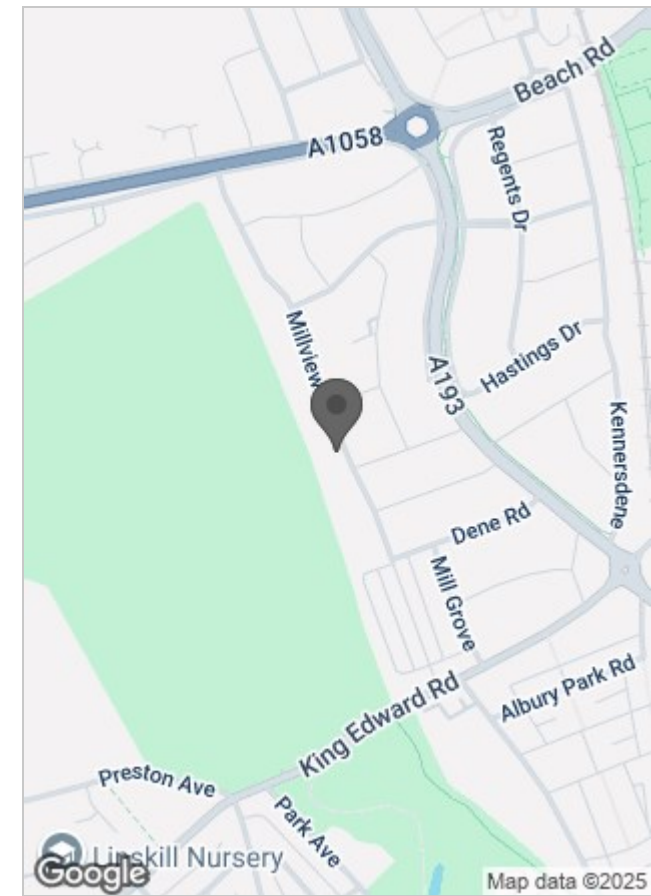
Approximate total area<sup>®</sup>  
1353 ft<sup>2</sup>  
125.7 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE 360



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	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.