Regent Terrace, North Shields

Offers Over £250,000

3 1 2

RICHARDSONS

Regent Avenue
North Shields, NE29 0QH

- THREE BEDROOMS
- DRIVEWAY
- LARGE BATHROOM
- UTILITY ROOM
- SEMI- DETACHED
- BEAUTIFUL KITCHEN
- FRONT AND REAR GARDENS
- EPC RATING D

Offers Over £250,000

Beautiful three bedroom semi detached property situated within this popular residential location in North Shields. Benefitting from driveway parking, private rear garden and UPVC double glazing.

Briefly comprising: Entrance into a spacious welcoming hallway with stairs to the first floor. The first reception room to the front of the property is a light and airy room with a bay window and feature fireplace with gas fire. The lounge overlooks the beautiful rear garden with a door opening out onto a patio area. There is a feature fireplace with a gas fire. The modern kitchen is well equipped with integral appliances which include a gas hob, electric oven, extractor fan and dishwasher. There is a door leading into the garden as well as a door into the utility room.
To the first floor are three good size bedrooms, two of which have fitted wardrobes offering additional storage. The family bathroom is well proportioned with a bath and shower over, fitted vanity unit housing a hand basin, heated towel rail and W.C.
Externally to the rear is a beautifully maintained large private garden with two patio areas, To the front is a garden and driveway for parking.

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. Within easy access to Tynemouth Village which offers a good range of shops, cafes and restaurants.

Additional Information:
Tenure: Freehold
Council Tax Band C

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

LIVING ROOM 14'2" x 12'0" (4.32m x 3.68m)
Carpet flooring, alcoves, feature fireplace, windows and door to the rear patio/garden

DINING ROOM 12'9" x 12'0" (3.90m x 3.67m)
laminate flooring, feature fireplace, alcoves and a bay window to the front of the property.

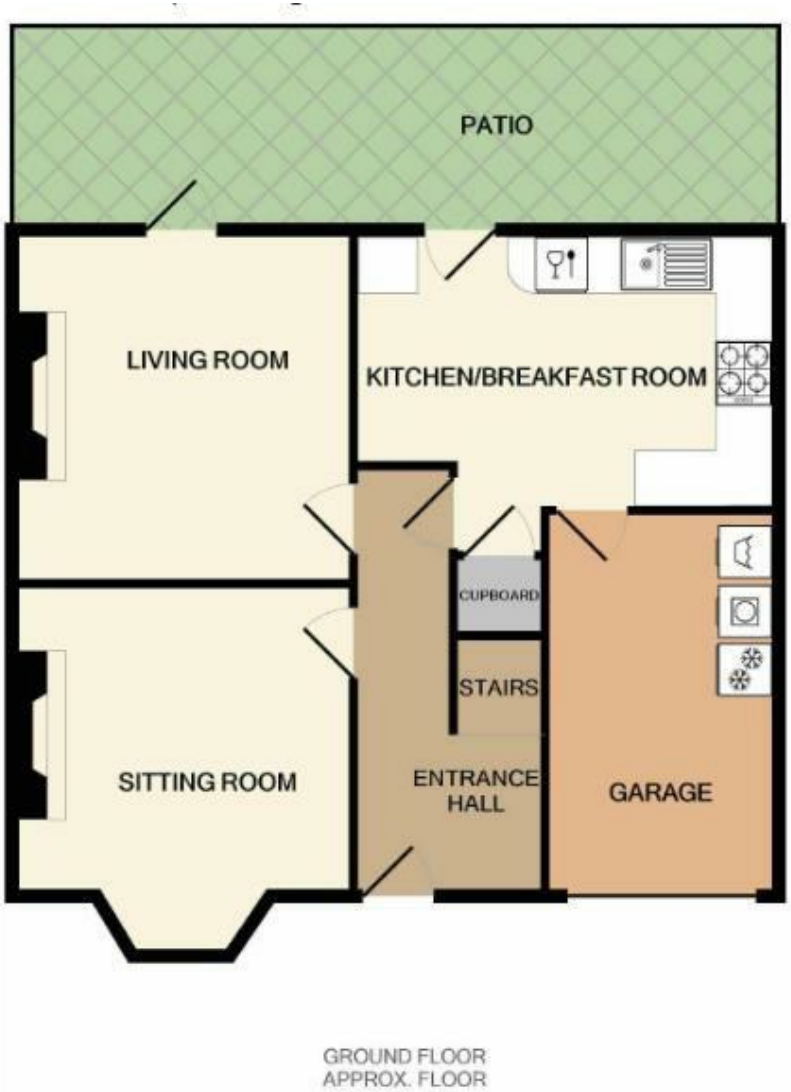
KITCHEN 14'11" x 12'4" (4.55m x 3.78m)
laminate flooring, high gloss wall and base units, integrated appliances, window to rear of the property, Upvc door leading to patio and door leading to utility room.

BEDROOM ONE 15'7" x 9'5" (4.76m x 2.88m)
Carpet flooring, built in wardrobes, and a bay window facing the front of the property.

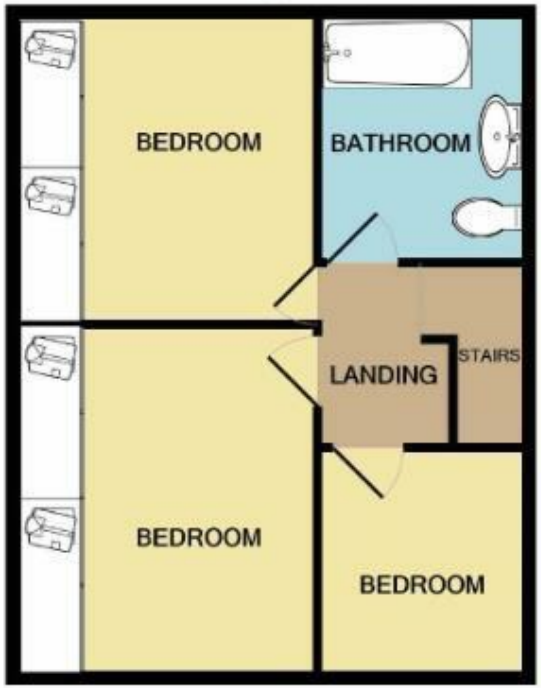
BEDROOM TWO 12'3" x 8'10" (3.75m x 2.71m)
Carpet flooring, built in wardrobes and a window facing to the rear of the garden.

BEDROOM THREE 8'0" x 7'3" (2.45m x 2.21m)
Carpet flooring and a window facing to the front of the property.

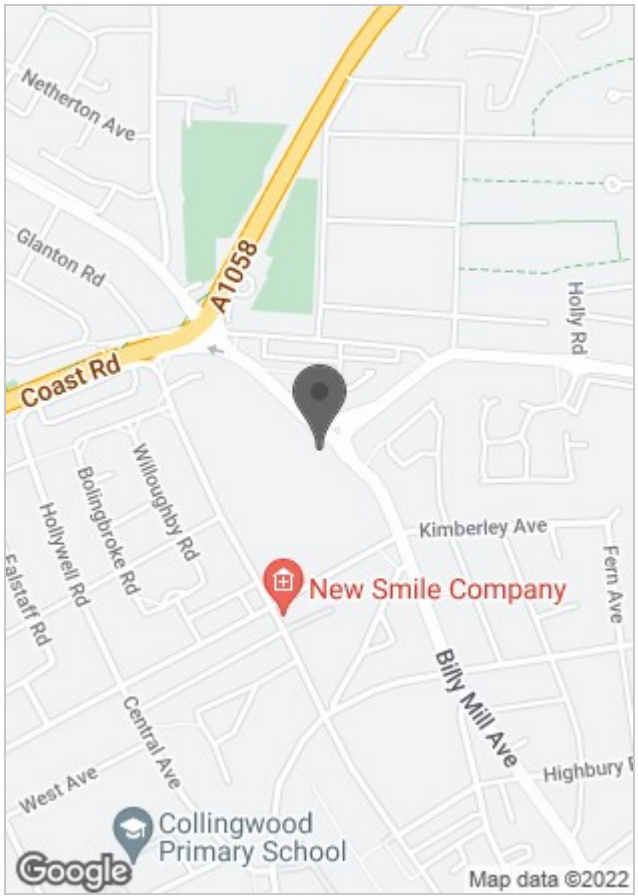
BATHROOM 8'9" x 7'8" (2.67m x 2.34m)
Laminate flooring, bath with shower over, vanity unit, WC and a window facing to the rear of the property.

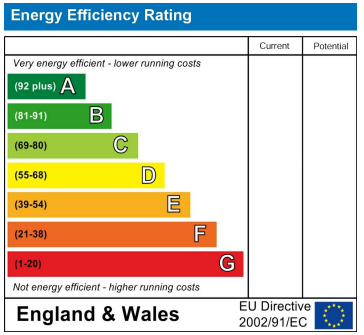


GROUND FLOOR
APPROX. FLOOR



1ST FLOOR
APPROX. FLOOR
AREA 423 SQ.FT.
(39.3 SQ.M.)





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.

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