



19 Beaumont Street, North Shields, NE29 0DG

Offers In The Region Of £265,000

We are delighted to offer this spacious three bedroom terraced house conveniently situated to North Shields town centre. The property accommodation includes two ground floor reception rooms, fitted kitchen and refitted bathroom that includes a shower enclosure. There is gas fired central heating to radiators and the roof coverings have been renewed, There is a south backing yard the the rear. Viewings are strictly by appointment.

LOCATION

The property is ideally situated on the outskirts of North Shields town centre at Beaumont Street near to Albion Road just a short walk from local schools, cafes and eateries.

The location also benefits from extensive transport links including access to the Metro rail system and new Transport Hub

DESCRIPTION

The property is a traditional two storey mid terrace house with generous room sizes. Some original features remain with modern fittings. The property is fitted with gas fired central heating and upvc double glazing.

ACCOMMODATION

Briefly Comprising:-

ENTRANCE LOBBY AND HALLWAY

Wood flooring, under stair cupboard, Stairs to first floor landing

RECEPTION ROOM ONE

14'9" x 14'9" (4.5 x 4.5)

Carpetted floor and decorative fire place.

RECEPTION ROOM TWO

15'1" x 12'1" (4.6 x 3.7)

Wood floor, decorative fire place and serving hatch from kitchen.

KITCHEN

11'5" x 8'2" (3.5 x 2.5)

Fully fitted range of white wall and floor storage units. complimenting work tops and tiling behind. Breakfast bar, integral appliances including frifge freezer, oven hob and extractor hood, washing machine and dishwasher. Tiled floor and door to rear yard.

FIRST FLOOR LANDING

Split level with coat cupboard.

BEDROOM ONE

14'9" x 12'1" (4.5 x 3.7)

Fitted wardrobes.

BEDROOM TWO

15'1" x 12'1" (4.6 x 3.7)

BEDROOM THREE

BATHROOM

8'6" x 9'2" (2.6 x 2.8)

The bathroom has been refitted to include a white bath, WC , wash hand basin with vanity storage unit below and a separate shower enclosure. There is complimenting tiling to the walls and floor.

ADDITIONAL WC

Renewed white WC with complimenting tiling.

EXTERNAL

The property benefits from a good sized south facing walled yard to the rear.

PRICE

Offers in the region of £265,000.

TENURE

The property is subject to a freehold title

MONEY LAUNDERING REGULATIONS

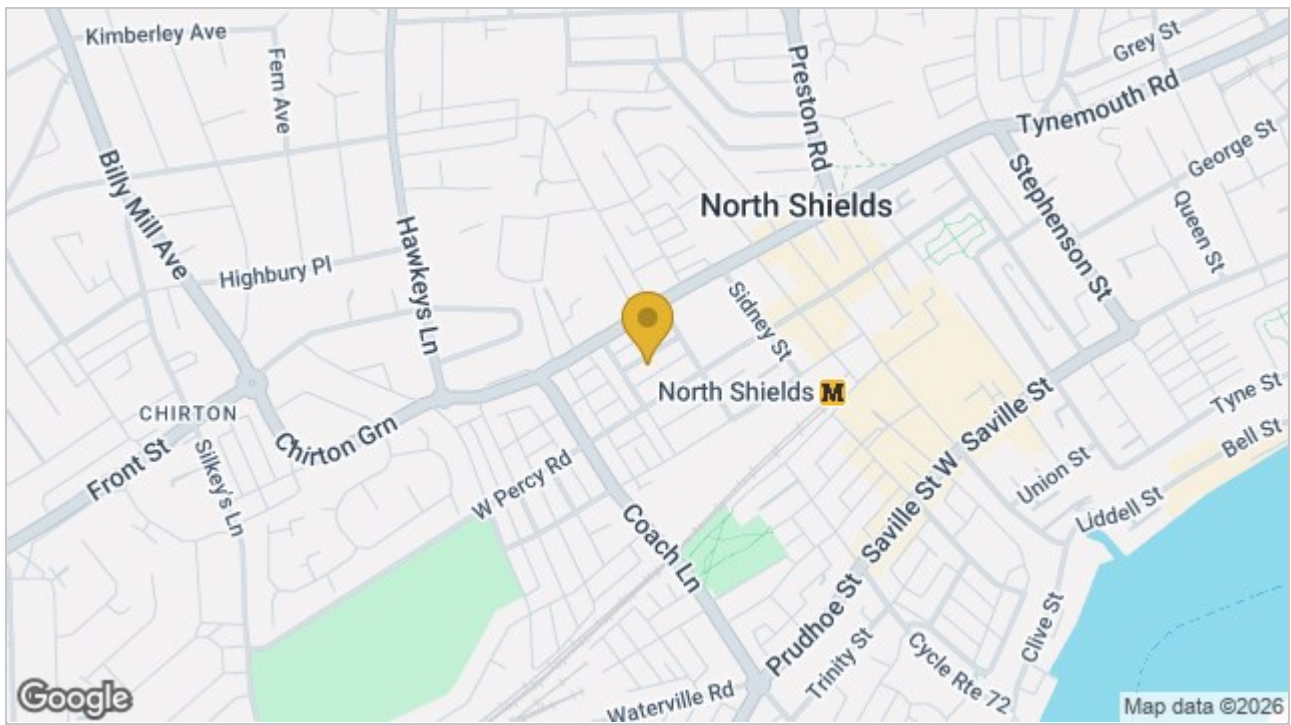
In accordance with the Anti-Money Laundering Regulations the Purchaser will be required to provide two forms of identification and proof of the source of income.

PROPERTY REDRESS SCHEME

R A Jackson & Son LLP are part of The Property Ombudsman. Membership number T01923.

ENERGY PERFORMANCE CERTIFICATE

The EPC rating for the property is yet to be produced. A full copy of the report is available upon request when available.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.