



 **Jan Forster**

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Tynemouth Road | Heaton | Newcastle Upon Tyne | NE6 5EP
Price £135,000



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- Popular Location
- Three Bedrooms
- Ideal First Time Buy
- Freehold
- Call For More Information
- End Of Terrace Home
- No Upper Chain
- Close To Amenities
- Viewing Recommended





** Video Tour on our YouTube Channel | <https://youtu.be/B3ur52UsxNs>
**

Situated on the ever-popular Tynemouth Road, this end-of-terrace home enjoys a fantastic location within easy reach of Newcastle city centre. The property is offered for sale with no upper chain, making it an ideal purchase for first-time buyers, families, or investors alike.

Excellent transport links are close at hand, with bus routes and Metro stations nearby, along with convenient access to a wide range of local amenities, including Newcastle Shopping Park and the shops, cafés, and services along Shields Road and Chillingham Road.

The accommodation briefly comprises: a welcoming entrance hallway with useful storage and a ground-floor WC, a bright and airy lounge, and a separate dining room featuring French doors opening onto the rear garden. The kitchen is fitted with wall and floor units, and stylish worktops providing practical and functional cooking space. To the first floor, there are three well-proportioned bedrooms and a family bathroom with WC. Additional benefits include gas central heating and double glazing throughout.

Externally, the property offers low-maintenance gardens to both the front and rear. The rear garden features a patio area and lawn, ideal for outdoor dining and relaxation.

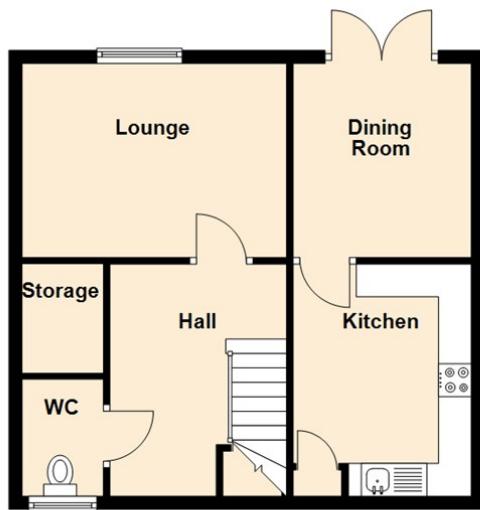
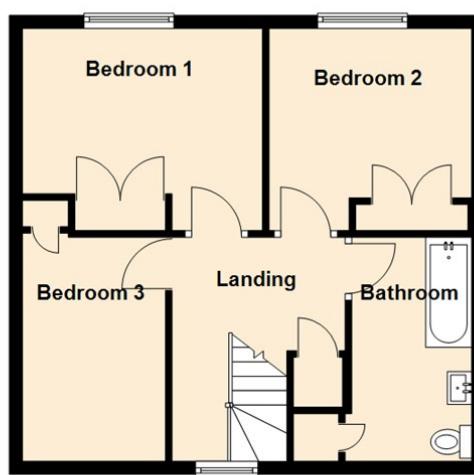
This property must be viewed to fully appreciate the accommodation on offer. Due to anticipated high demand, early viewing is strongly recommended. To arrange your appointment, please contact our team on 0191 236 2070.

Tenure:

The agent understands the property to be freehold; however, this should be verified by a licensed legal representative.

Council Tax Band: A



Ground Floor**First Floor**

Lounge 9'8" x 8'10" (2.97 x 2.71)

Dining Room 9'8" x 8'10" (2.97 x 2.71)

Kitchen 11'6" x 8'10" (3.53 x 2.71)

Bedroom One 11'4" x 12'0" (3.47 x 3.67)

Bedroom Two 11'4" x 10'4" (3.47 x 3.15)

Bedroom Three 10'0" x 7'1" (3.06 x 2.18)

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

The difference between house and home

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www.janforsterestates.com

Contact Us: 0191 236 2070

