



2 bed apartment to buy in NE1

Waterloo House, Newcastle upon Tyne,
Tyne and Wear, NE1 4AP

£125,000

 x2  x1  x1

Tenure

Leasehold

Property features

- ✓ Two Bedroom Apartment
- ✓ Tenanted Investment
- ✓ Central Location
- ✓ Viewing Recommended
- ✓ EPC Rating E

Key Information

- ✓ Council Tax: Band D
- ✓ EPC Rating: E
- ✓ Heating supply: Electric

Arrange a viewing

Darren Porter
Senior Valuer
West Road

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Pattinson Estate Agents are pleased to welcome to the market this two-bedroom apartment situated within Waterloo House, ideally positioned in the heart of Newcastle City Centre. Offered for sale with a tenant in situ, the property presents an excellent opportunity for investors looking for an established city-centre rental investment. Currently tenanted at £1250 per calendar month.

The accommodation comprises an open-plan lounge and kitchen, providing a practical living and entertaining space. There are two well-proportioned bedrooms, with the master bedroom benefiting from an en-suite shower room, together with a further main bathroom.

Its central location provides convenient access to Newcastle's wide range of shops, restaurants, bars and leisure facilities, as well as excellent public transport connections and the city's universities and business districts.

With an existing tenancy already in place, this is an attractive opportunity for both new and experienced landlords seeking an investment within Newcastle City Centre.

Early enquiries are recommended, with further information regarding the existing tenancy and rental income available upon request.

Council Tax Band: D

Tenure: Leasehold

Price: £125,000

Property Type: Apartment

Parking: None

Heating: Electric

Entrance Hallway

Lounge Kitchen

7.00m x 5.40m (22'11" x 17'8")



Bedroom One

3.14m x 4.33m (10'3" x 14'2")



En Suite



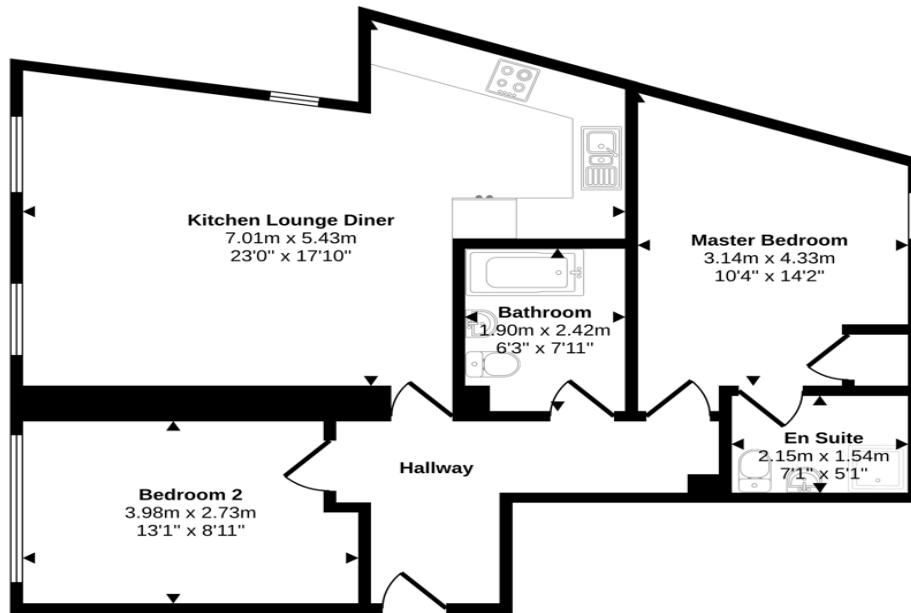
Bedroom Two

3.98m x 2.73m (13'0" x 8'11")

Bathroom



Approx Gross Internal Area
72 sq m / 776 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		81
(69-80) C		
(55-68) D		
(39-54) E	49	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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Contact your local branch today for more information on this property:

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