



**Auction**

## 2 bed apartment to buy in NE4

Marie Curie Drive, Newcastle upon Tyne,  
Tyne and Wear, NE4 6SS

**£40,000** Starting Bid

 x2  x1  x1

Tenure

**Leasehold**

## Property features

- ✓ Two Bedroom Apartment
- ✓ Good Transport Links
- ✓ Range of Local Amenities
- ✓ Viewing Recommended
- ✓ EPC Rating C

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: C
- ✓ Heating supply: Gas

## Arrange a viewing

Darren Porter  
Senior Valuer  
West Road

0191 2725880  
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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

## Description

Pattinson Auction are pleased to present this two-bedroom apartment on the popular Marie Curie Drive, Newcastle upon Tyne. Offered for sale by online auction, the property is ideally suited to investors, first-time buyers or those looking to downsize. Conveniently located for Newcastle City Centre, local amenities, public transport links and major road networks including the A1 and A69.

The accommodation briefly comprises a secure communal entrance, entrance hallway, lounge, kitchen, two bedrooms and a bathroom. Externally, the development benefits from residents' parking and communal grounds.

Early viewing is recommended.

Please note there is a scheduled service charge increase July - October to cover shortfall.

The property is currently tenanted at £700pcm

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 966

Annual Service Charge Amount: £2,001.00

Price: Starting Bid £40,000

Property Type: Apartment

Heating: Gas

## Entrance Hall

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## Lounge



## Kitchen



## Bedroom One




## Bedroom Two



## Bathroom



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	79	81
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC 

Marie Curie Drive, Newcastle upon Tyne, Tyne and Wear, NE4 6SS

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

**158 West Road, Newcastle Upon Tyne, Tyne & Wear, NE4 9QB, Tel: 0191 2725880,  
west.road@pattinson.co.uk, www.pattinson.co.uk**

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