



2 bed lower flat to buy in NE8

Raby Street, Gateshead, Tyne and Wear,
NE8 4AG

£72,000 Guide Price

 x 2  x 1  x 1

Tenure

Leasehold

On Street parking

Property features

- ✓ Two bedroom
- ✓ Ground floor flat
- ✓ Gateshead
- ✓ Private rear yard
- ✓ EPC Rating D

Key Information

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

Arrange a viewing

Phil Whiteside
Branch Manager
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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

We are thrilled to present this charming two-bedroom ground-floor flat located in the sought-after area of Gateshead. This property is conveniently situated near a variety of local amenities and boasts excellent transport links, making it an ideal choice for both commuting and everyday living.

Upon entering, you are welcomed by a spacious entrance hall that leads into the heart of the home. The master bedroom offers ample space and comfort, while the inviting lounge provides a perfect area for relaxation and socialising. The well-equipped kitchen is designed for practicality and efficiency, ideal for cooking enthusiasts.

The flat also features a modern bathroom, catering to all your needs, and a second cosy bedroom that can serve as a guest room, a study, or a child's room. Outside, enjoy the privacy of your own rear yard, a lovely space for outdoor gatherings or simply unwinding in the fresh air. This property seamlessly combines comfort and convenience, making it a perfect place to call home.

For sale through Pattinson Auction under Conditional Terms.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 978

Price: Guide Price £72,000

Property Type: Lower Flat

Parking: On Street

Heating: Gas

Entrance hall

Master bedroom

4.43m x 4.14m (14'6" x 13'6")



Lounge

2.10m x 3.95m (6'10" x 12'11")

Kitchen

2.10m x 3.38m (6'10" x 11'1")



Bathroom

1.57m x 2.19m (5'1" x 7'2")



Bedroom two

3.29m x 2.70m (10'9" x 8'10")



Rear yard





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		75
(55-68) D	67	
(39-54) E		
(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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