



2 bed apartment to buy in NE25

The Leas, Whitley Bay, Whitley Bay, Tyne and Wear, NE25 9NB

£120,000 Starting Bid

 x 2  x 2  x 2

Tenure

Leasehold

Allocated parking

Property features

- ✓ Two Bedroom Maisonette
- ✓ Mezzanine Floor
- ✓ En Suite Shower Room
- ✓ Sought After Location
- ✓ EPC Rating C

Key Information

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

Arrange a viewing

Louise Tully
Branch Manager
Whitley Bay (Coastal Team)

0191 2531301
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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

****TO BE SOLD VIA ONLINE AUCTION - FEES APPLY****

This two-bedroom terraced home presents an excellent opportunity for buyers seeking a property with scope to modernise and add value. Offering a blend of traditional features and generous living space, the property is ideally suited to investors, developers, or those looking to create a home to their own specification.

The accommodation comprises a welcoming entrance hallway leading to two well-proportioned reception rooms, providing flexible living and dining space. The kitchen is located to the rear and, while functional, would benefit from updating, offering clear potential for improvement.

To the first floor, there are two good-sized bedrooms, both enjoying plenty of natural light, along with a family bathroom fitted with standard fixtures, also requiring modernisation.

Externally, the property benefits from a rear garden along with a substantial additional section of garden beyond, effectively creating a double garden plot. This generous outdoor space offers significant potential for landscaping, extension (subject to relevant permissions), or simply creating a larger private garden area.

Situated in the highly sought-after area of Whitley Bay, the property benefits from close proximity to local amenities, well-regarded schools, and excellent transport links. The coastline, beach, and promenade are also within easy reach, adding to the property's long-term appeal.

Auctioneers Note:

This property is offered for sale via auction, sold as seen and is in need of updating throughout, making it an ideal project with strong resale or rental potential.

Early interest is anticipated – please enquire for further details.

Call now to arrange your viewing 0191 2531301 or whitley.bay@pattinson.co.uk

Council Tax Band: C

Tenure: Leasehold

Length of Lease: 114

Annual Ground Rent Amount: £80.00

Annual Service Charge Amount: £1,936.00

Price: Starting Bid £120,000

Property Type: Apartment

Parking: Allocated

Heating: Gas

Lounge

8.34m x 3.18m (27'4" x 10'5")

With laminate floor, two velux windows, radiator.



Dining Room

6.11m x 3.05m (20'0" x 10'0")

Corner room with double glazed windows, laminate floor, radiator, stairs to the mezzanine.



En Suite

1.96m x 1.96m (6'5" x 6'5")

With shower cubicle, wash hand basin, wc , part tiled walls.



Kitchen

4.07m x 1.82m (13'4" x 5'11")

Fully fitted with a range of wall and floor units, integrated oven hob, extractor fan, dishwasher, fridge freezer, washer dryer, part tiled walls.



Bedroom 1

3.97m x 2.98m (13'0" x 9'9")

Good sized double to the rear of the property with double glazed windows and radiator.



Bathroom

2.90m x 1.894m (9'6" x 6'2")



Bedroom 2

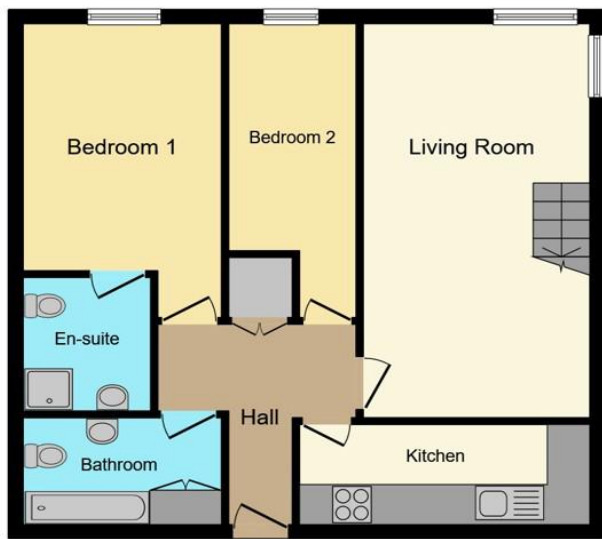
3.66m x 2.12m (12'0" x 6'11")

Double to the rear of the property with double glazed window and radiator.

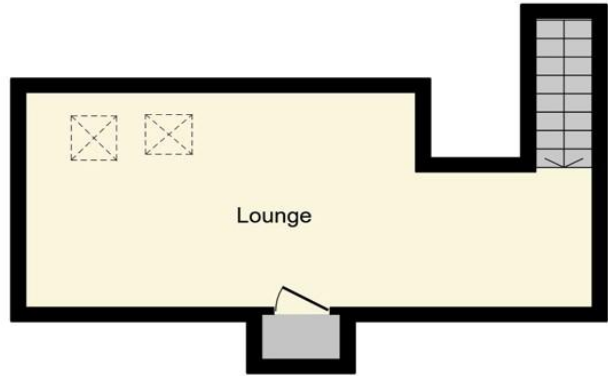


Floor Plan





Ground Floor



Mezzanine

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		
(69-80) C	75	75
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
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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