



2 bed apartment to buy in NE3

Bradwell Road, Kenton, Newcastle upon Tyne, Tyne and Wear, NE3 3LJ

£55,000 Offers Over

 x 2  x 1  x 1

Tenure

Leasehold

Allocated parking

Property features

- ✓ Council Tax Band A
- ✓ EPC C
- ✓ Secure Communal Entrance
- ✓ Residents Parking
- ✓ EPC Rating C

Key Information

- ✓ Council Tax: **Band A**
- ✓ EPC Rating: **C**
- ✓ Heating supply: **Gas**
- ✓ Electric supply: **National Grid**
- ✓ Water supply: **Direct mains water**
- ✓ Mobile signal: **Good**

Arrange a viewing

Maurice Porteous
Branch Manager
Gosforth

0191 2303365
gosforth@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Pattinson Gosforth is proud to present!

A bright and generously proportioned two-bedroom, second-floor apartment, ideally situated in a quiet and popular area of Kenton. With fantastic transport links, bus routes, access to the A1 and a range of handy local amenities nearby, this property offers convenience and comfort in equal measure.

Offered chain free and ready to move into, the property would make an excellent first home or city base.

The accommodation comprises secure communal access, a spacious and light-filled reception room, two well-sized double bedrooms and a modern three-piece bathroom suite.

The living room is a particularly impressive space, offering plenty of room for both comfortable seating and dining. Large windows allow an abundance of natural light to fill the room, while pleasant views over the surrounding green spaces provide a lovely outlook.

Both bedrooms are generous double rooms, offering excellent versatility for a range of needs. Each provides ample space for bedroom furniture and storage, while also lending itself well to a home office or guest room if required.

The bathroom is fitted with a clean and modern three-piece suite, providing a practical and comfortable space.

The property is ideally located for access to Gosforth High Street, local shops, green spaces and leisure facilities, while excellent transport links provide convenient access to Newcastle City Centre, universities and major hospitals.

With an EPC rating of C, Council Tax Band A, approximately 86 years remaining on the lease and £283.02 per month Service charge, this is an attractive opportunity for buyers seeking a well-located, low-maintenance home

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 86

Service Charge Review Period: £283.02 pm

Price: Offers Over £55,000

Property Type: Apartment

Parking: Allocated, On Street

Heating: Gas

Electric: National Grid

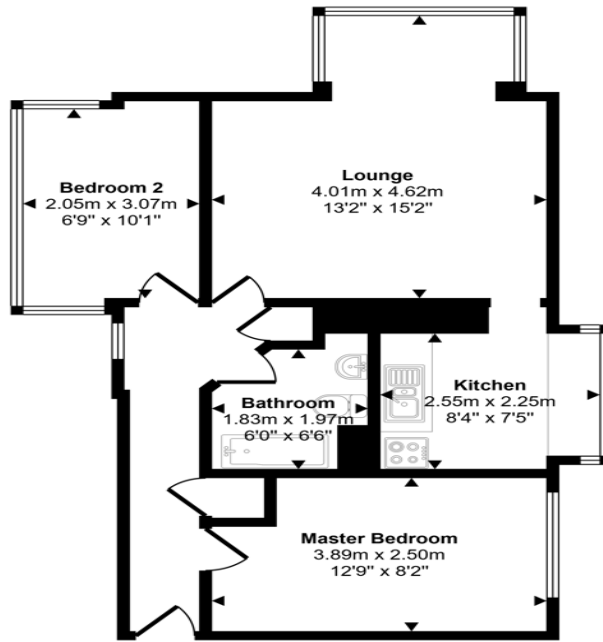
Water: Direct mains water

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good

Approx Gross Internal Area
50 sq m / 542 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		
(69-80) C	73	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC	

Bradwell Road, Kenton, Newcastle upon Tyne, Tyne and Wear, NE3 3LJ

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

**210 High Street, Gosforth, Newcastle Upon Tyne, Tyne & Wear, NE3 1HH, Tel: 0191 2303365,
gosforth@pattinson.co.uk, www.pattinson.co.uk**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

