

TO LET

80 WASHINGTON TERRACE, NORTH SHIELDS NE30 2HE
£850 PER MONTH



1 BEDROOM FLAT/APARTMENT

- BEAUTIFUL ONE BEDROOM GROUND FLOOR APARTMENT
- UNFURNISHED & AVAILABLE NOW
- SPACIOUS RECEPTION ROOM
- CONTEMPORARY KITCHEN & LAUNDRY SPACE
- MODERN BATHROOM WC
- FRONT TOWN GARDEN
- SHARED REAR YARD
- EPC RATING C

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VESTIBULE

ENTRANCE HALLWAY

RECEPTION ROOM
15'11 x 12'10

KITCHEN
15'5 x 8'8

LAUNDRY SPACE
6'4 x 3

BEDROOM
16'9 x 12'10

BATHROOM WC
7'2 x 5

FRONT TOWN GARDEN

SHARED REAR YARD

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Available now on an unfurnished basis, this immaculately presented and characterful one-bedroom ground floor apartment offers a superb opportunity for a wide range of prospective tenants seeking stylish accommodation in a highly desirable residential location.

Situated on the sought-after Washington Terrace in North Shields, the property enjoys an enviable position within easy reach of excellent local amenities, transport links, vibrant cafes, restaurants, the picturesque Fish Quay and beautiful coastline, making it an ideal base for both professionals and downsizers alike.

Blending contemporary design with charming period features, this generously proportioned home boasts a superb layout and an abundance of natural light throughout. The vestibule leads into the entrance hallway, providing access to all principal rooms and benefiting from a useful understairs storage cupboard.

The impressive reception room is a particular highlight, featuring a large bay window, decorative log burner and attractive exposed timber beam, creating a warm and inviting living space. The contemporary kitchen is fitted with a good range of high-gloss wall and base units complemented by contrasting work surfaces and a two-seater breakfast bar. Integrated appliances include an eye-level double oven, gas hob, chimney-style extractor hood, fridge freezer and dishwasher. A separate laundry area provides space for additional appliances and offers direct access to the rear yard.

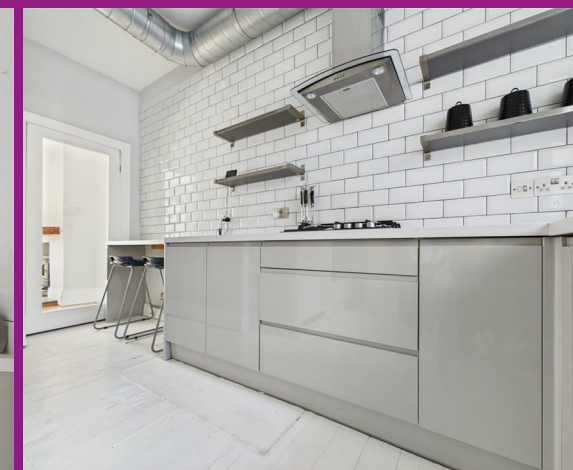
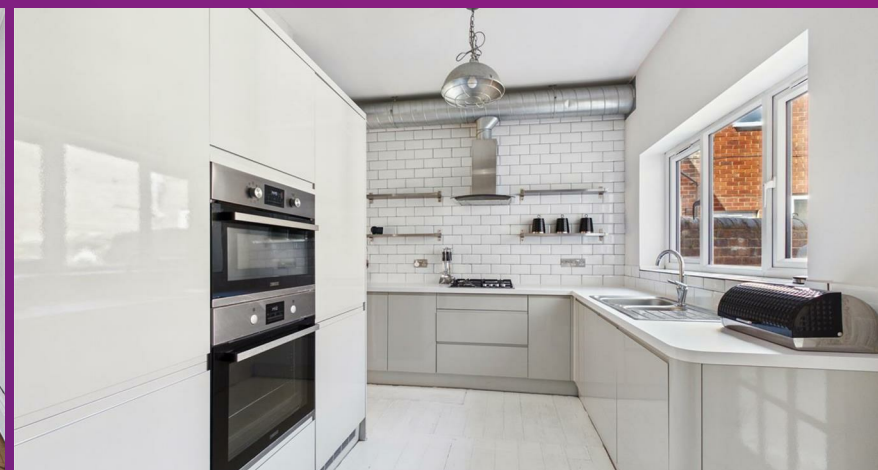
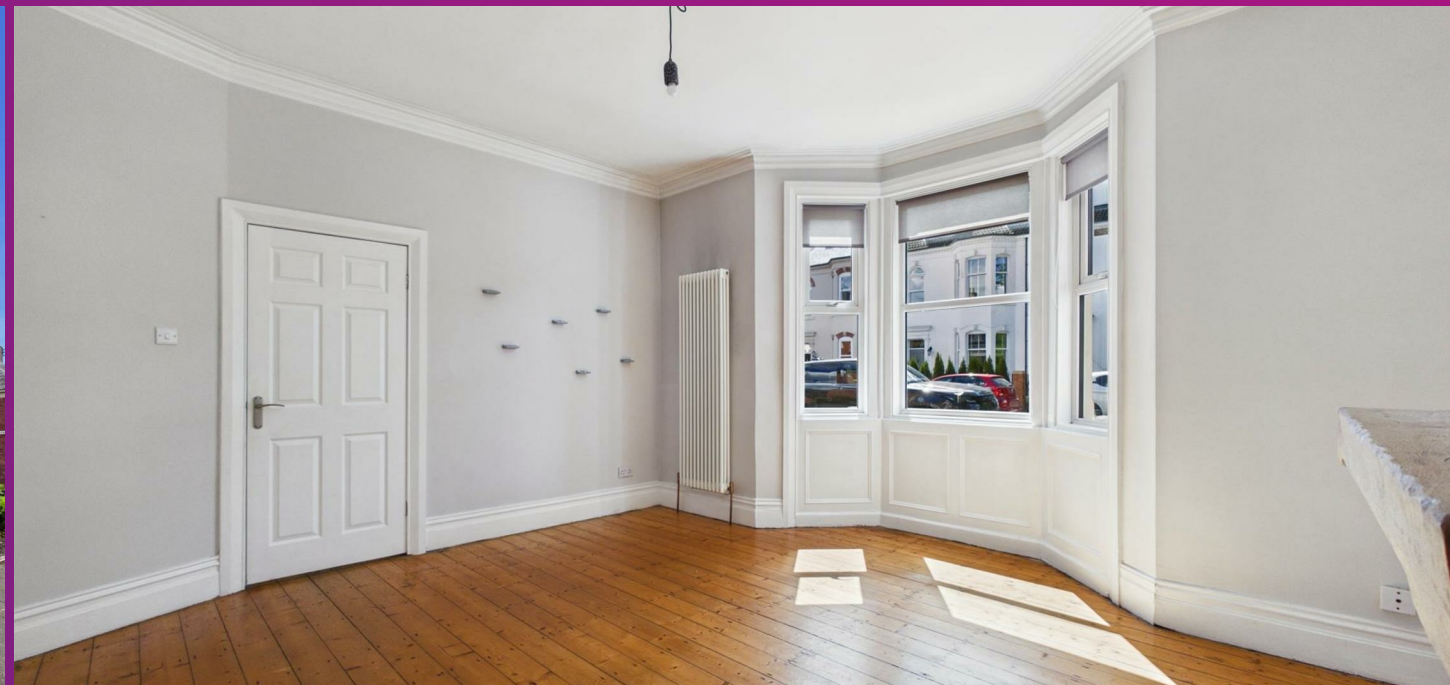
The light and spacious double bedroom includes a freestanding double wardrobe, while the beautifully appointed modern bathroom comprises a bath with shower over, wall-mounted wash basin and low-level WC.

Externally, the property benefits from a front town garden and a shared rear yard.

Early viewing is highly recommended to fully appreciate the quality, character and exceptional location of this outstanding apartment.

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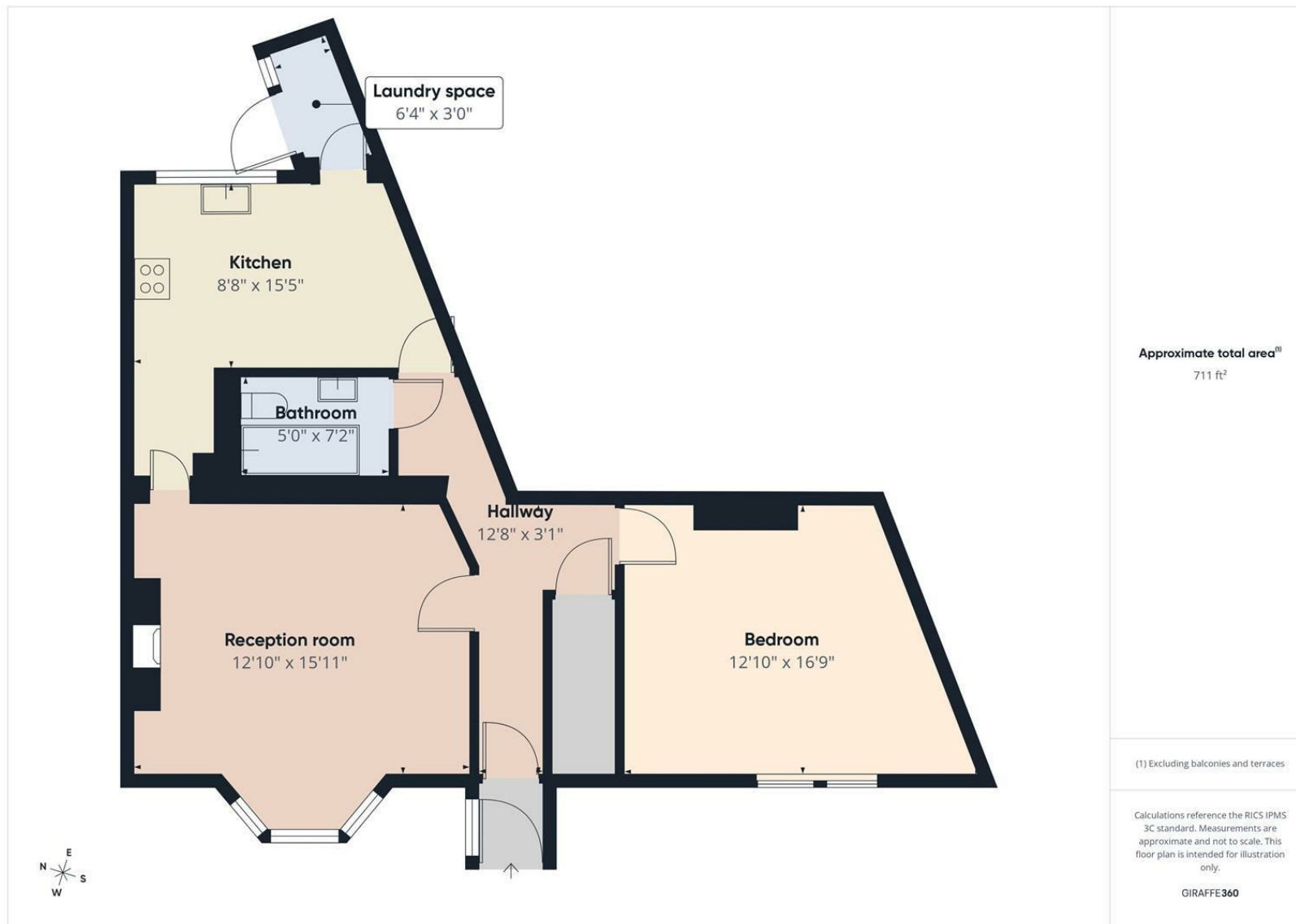
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SMOKE ALARMS

It is important that, where not already fitted, suitable smoke alarms are installed for the personal safety of the occupants of the property. These must be regularly tested and checked.

APPLIANCES AND SERVICES

The mention of any appliances and/or services within these sales particulars does not imply that they are in full and efficient working order.

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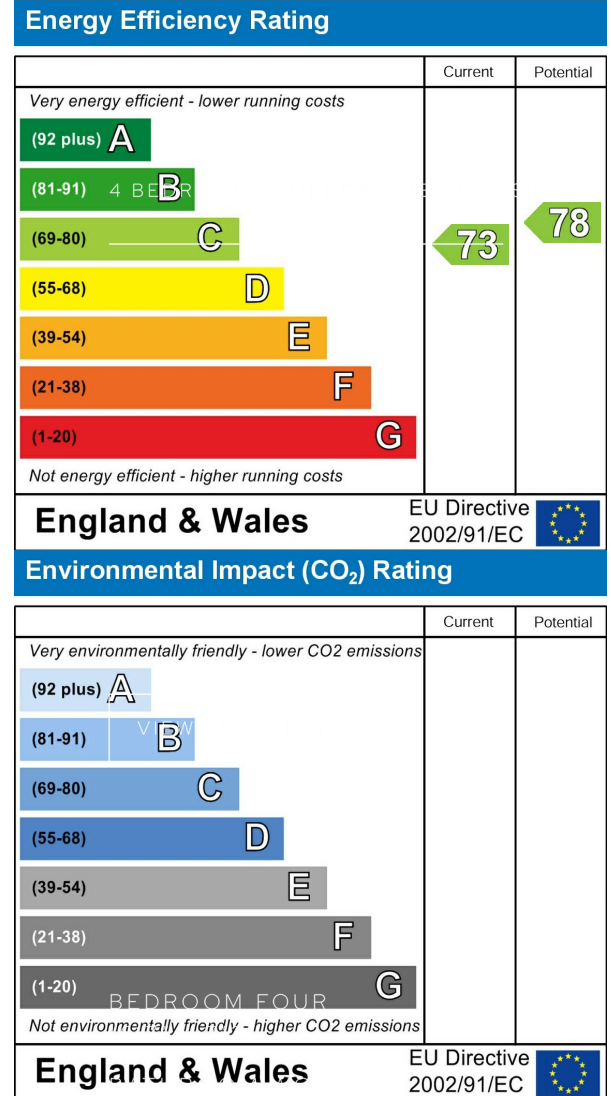
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THE PROPERTIES MISDESCRIPTION ACT, 1991

While these particulars have been carefully compiled and are believed to be accurate, no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. None of the items in the sales of working or running nature such as central heating installations or mechanical equipment (where included in the sales) have been tested by us and no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. Any photographs used are purely illustrative, and may demonstrate only the surroundings.

They are not therefore taken as indicative of the extent of the property, or that the photograph is taken from the boundaries of the property, or of what is included in the sale.

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