



3 Ennerdale, Gateshead, NE10 0XA

£110,000

Located in the heart of Ennerdale, Heworth, this well-presented terraced house offers a delightful blend of comfort and modern living. As you enter, you are welcomed by an entrance hallway that leads to a charming lounge, complete with a wall-mounted living flame effect fire, perfect for cosy evenings. The dining kitchen is a highlight, featuring an integrated oven and a stylish wine rack, making it an ideal space for entertaining guests or enjoying family meals. The property boasts two generously sized double bedrooms on the first floor. One bedroom is equipped with fitted wardrobes, providing ample storage, while the other offers access to a floored, boarded, and carpeted attic area, complete with a Velux window, which could serve as a versatile space for various uses. The modern bathroom adds to the appeal, ensuring that all your needs are met. Outside, the low-maintenance gardens at both the front and rear of the property provide a pleasant outdoor space without the hassle of extensive upkeep. The current vendor has made significant improvements, including the installation of a new boiler in 2023, ensuring that the home is both efficient and comfortable. This terraced house is pedestrianised to the front and situated in a popular central location, making it convenient for local amenities and transport links. Viewings are highly recommended to fully appreciate the charm and quality of this ideal home. Whether you are a first-time buyer or looking to downsize, this property is sure to impress.

ENTRANCE HALLWAY

LOUNGE

14'5" x 11'7" (4.41m x 3.55m)



DINING KITCHEN

17'7" x 7'5" (5.36m x 2.28m)



REAR PORCH

7'10" x 5'7" (2.40m x 1.72m)

FIRST FLOOR LANDING

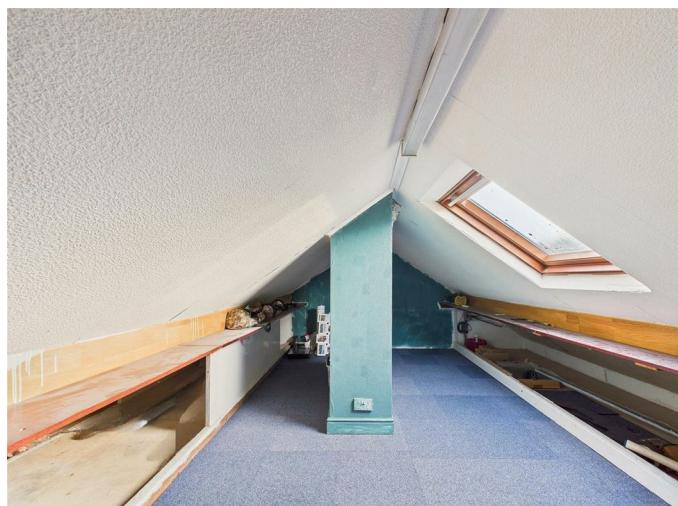
BEDROOM ONE

14'7" x 9'2" (4.45m x 2.80m)



ATTIC AREA

17'5" x 8'10" (5.32m x 2.70m)



BEDROOM TWO

10'8" x 9'10" (3.26m x 3.00m)



BATHROOM

7'4" x 5'4" (2.25m x 1.64m)



EXTERNAL

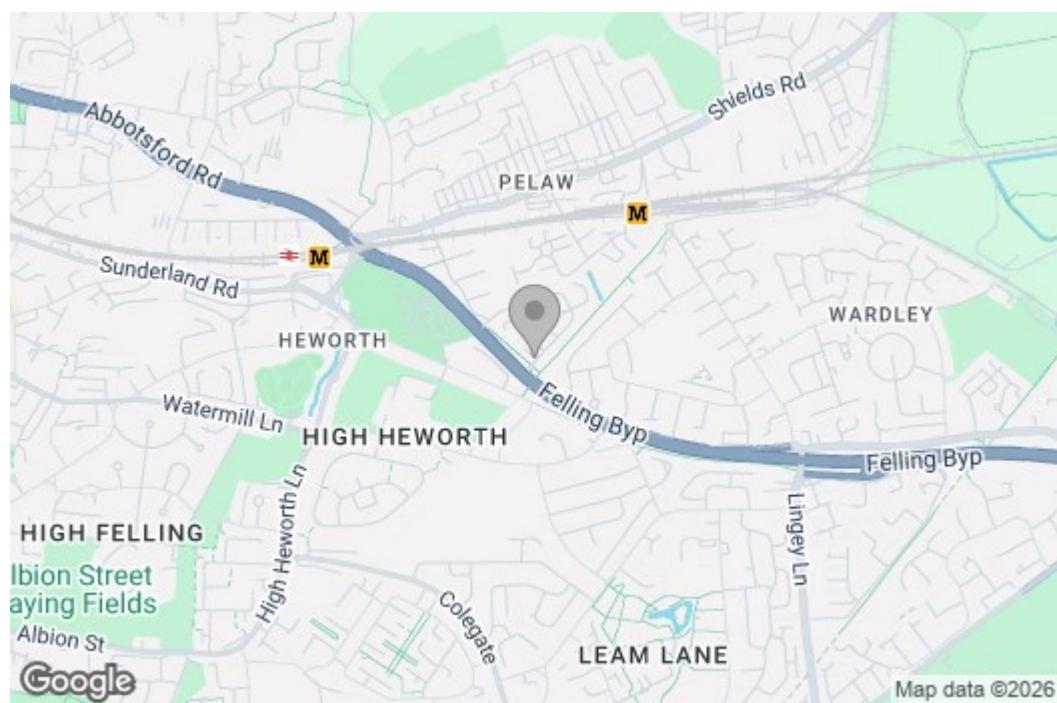
Property disclaimer

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Floor Plan



Area Map



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, purchaser 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 an representation or warranty in respect of the property.

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