SIGNATURE

NORTH EAST

CREATING MOVES, BUILDING RELATIONSHIPS,

Exceeding Expectations



FOR SALE

Spring Garden Lane

NEWCASTLE UPON TYNE, NE4 5TD

ASKING PRICE

£150,000

2 BEDROOMS · 1 BATHROOMS · 1 RECEPTIONS

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THE PROPERTY

Spring Garden Lane

ASKING PRICE £150,000 · LEASEHOLD

Signature North East are pleased to welcome this two-bedroom ground floor flat to the market, ideally situated in Newcastle Upon Tyne. Offering a great location, the property is just a five-minute walk into Newcastle City Centre, placing a wide range of amenities right on your doorstep. Excellent transport links are also close by, including Haymarket bus station and Monument metro station, along with convenient access to major road networks.

Upon entering the property, you are welcomed into a central hallway which leads through to a spacious living room, providing ample room for a variety of furnishings. The living room flows seamlessly into the kitchen, which is fitted with base and wall units. From here, you can access the rear yard.

Continuing through the property, there are two bedrooms, both of which can comfortably accommodate a double bed along with additional furnishings. Bedroom one benefits from sliding door fitted wardrobes, while bedroom two features a built-in cupboard for added storage. Completing the accommodation is the bathroom, fitted with a bathtub and overhead shower, hand basin, and W.C.

Externally, the property offers a yard, ideal for outdoor furniture and enjoying the warmer months. To the front, on-street parking is available, providing added convenience for residents.





KEY FEATURES

- Two-bedroom ground floor flat in Newcastle Upon Tyne
- Five-minute walk to Newcastle City Centre
- Excellent transport links including Haymarket & Monument
- Council Tax Band A
- EPC Rating C

- Council Tax Band A
- EPC Rating C







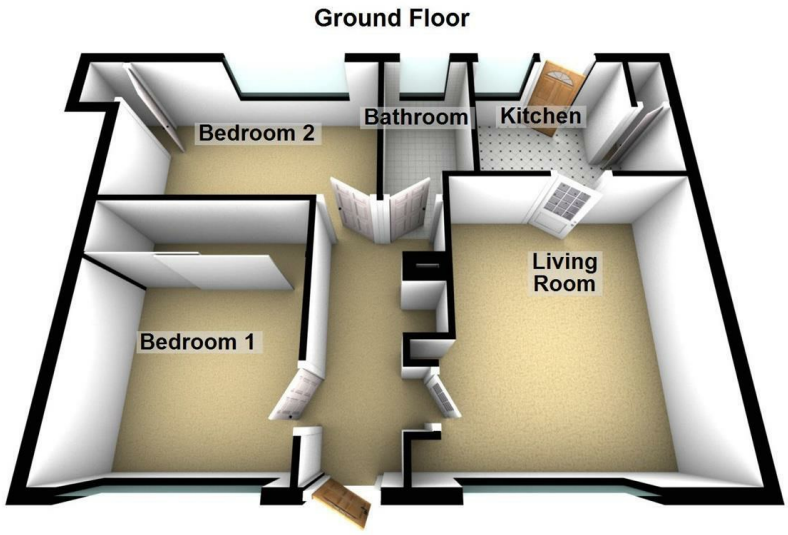


ACCOMMODATION

Room Dimensions

Living Room	4.29 x 3.74 (14'0" x 12'3")
Kitchen	3.24 x 2.17 (10'7" x 7'1")
Bedroom One	3.07 x 3.27 (10'0" x 10'8")
Bedroom Two	2.59 x 4.3 (8'5" x 14'1")
Bathroom	2.59 x 1.43 (8'5" x 4'8")

FLOOR PLAN



Total area: approx. 61.4 sq. metres (660.5 sq. feet)

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