


SIGNATURE

NORTH EAST

OFFICIALLY RATED THE NO.1 ESTATE AGENT IN THE NORTH EAST





 Knarsdale Avenue, North Shields NE29 7DZ

Knarsdale Avenue,
North Shields NE29 7DZ

Offers Over £115,000

A wonderful opportunity has arisen to the market with this three bedroom semi-detached house on Knarsdale Avenue, North Shields. The home offers spacious rooms throughout with a scope to personalise and create the perfect family home. This property is situated close to many local amenities and the convenient Coast Road.

The property begins with a welcoming entrance hall, providing access to the principal rooms of the ground floor and stairs leading to the first floor. The hall firstly leads into the sizable living room with an open plan access to the dining area. To the end of the hallway finds the kitchen, which then gives access into the rear garden.

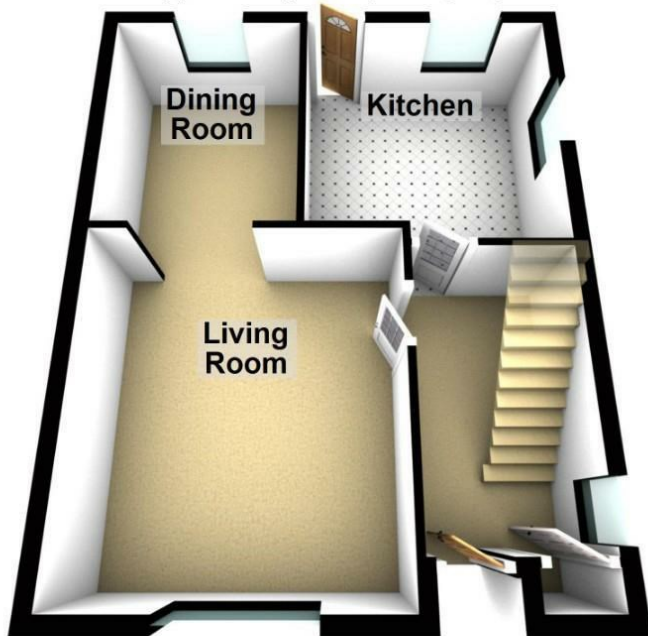
The first floor finds three generous sized bedrooms, two with fitted storage and the family bathroom.

Externally, there is a driveway to the front providing secure off street parking. There is then a sizable garden to the rear.

PROPERTY FLOORPLAN

Ground Floor

Approx. 42.8 sq. metres (460.9 sq. feet)



First Floor

Approx. 43.5 sq. metres (468.0 sq. feet)



Total area: approx. 86.3 sq. metres (928.9 sq. feet)

Please be advised the floorplans are not drawn to scale and are to be used to give an idea of the layout of the property.
Plan produced using PlanUp.

Measurements:

Living Room
13'11" x 12'5"

Dining Room
10'0" x 8'3"

Kitchen
10'9" x 10'7"

Bedroom One
13'7" x 10'11"

Bedroom Two
10'11" x 10'5"

Bedroom Three
9'5" x 7'8"

Bathroom
8'1" x 7'7"

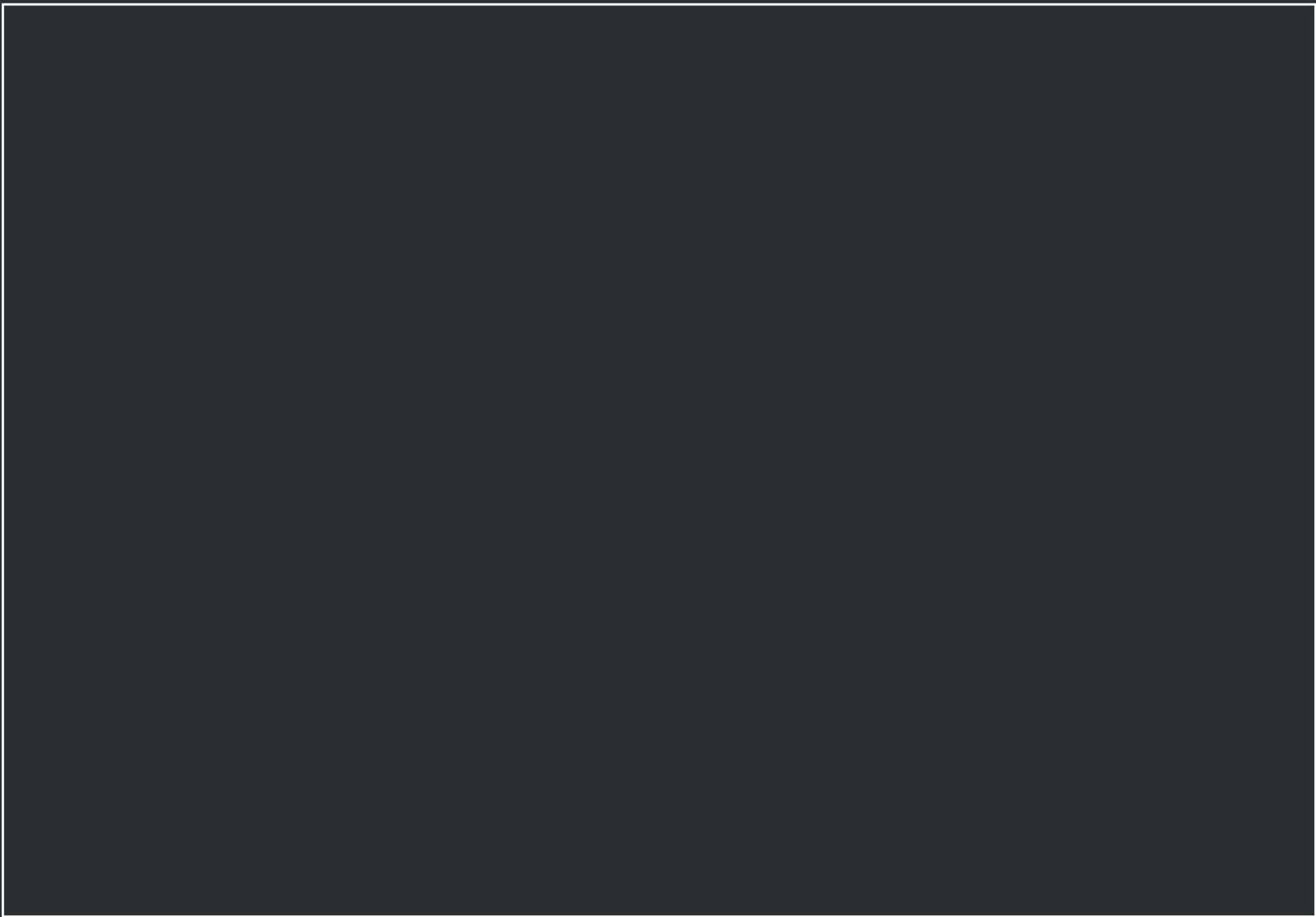
Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	64	78
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales

EU Directive
2002/91/EC







More 5 Star Customer Reviews than any other Agent based in the North East on allAgents.co.uk



SALES

LETTINGS

FINANCE

LAW

WE COVER THE WHOLE OF THE NORTH EAST

Whitley Bay
0191 251 3344

Cramlington
01670 897 213

Tynemouth
0191 296 6689

Morpeth
01670 513 966

Ponteland
01661 820 082

Wallsend
0191 432 4151

Alnwick
01665 511 800

Heaton
0191 432 4275

Forest Hall
0191 266 9966

Other locations
0191 640 3523

Newcastle
0191 640 2284

Durham
0191 303 8252

Gosforth
0191 640 3523

Sunderland
0191 543 6390

Whickham
0191 432 5102

Gateshead
0191 432 4294

Jesmond
0191 281 1037

Killingworth
0191 640 3602

Ryton
0191 413 9845

Head Office &
Lettings
0191 253 4815

*Highest recommended 5-star reviews than any other Estate Agent based in the North East on allAgents.co.uk - The UK's Largest Customer Review Website for the Property Industry & Awarded Best Estate Agency 2018 & 2019 - North East England by SME News