


SIGNATURE

NORTH EAST

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





 Regents Court, Newcastle Upon Tyne NE12 7PD

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Offers Over £75,000

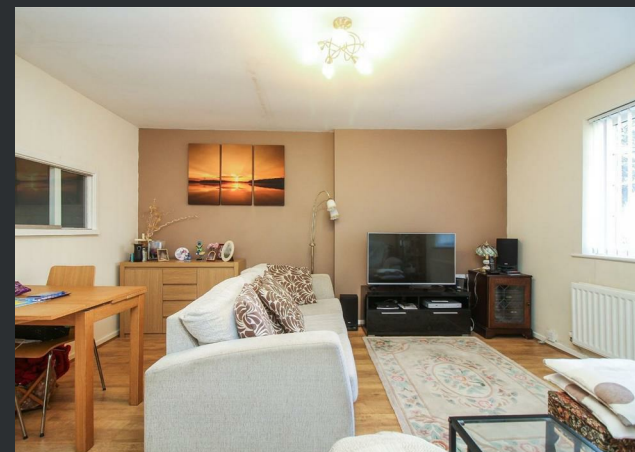
Signature North East are proud to welcome this one bedroom ground floor flat to the sales market, which exhibits tasteful décor and styling throughout. Ideally located within Regents Court, West moor, the property benefits from being in close proximity to a range of amenities such as shops, Newcastle Racecourse, strong road and transport links to Newcastle city centre and all other surrounding areas.

Upon entry you are welcomed into the hallway which is equipped with built in storage and access to the principal rooms. First is the living/dining room, an open-plan area which provides ample space for furnishings and is flooded with natural light from the large window, creating a cheerful and pleasant atmosphere. Next is the partly tiled kitchen, offering storage space through the various wall, base, and drawer units, finished in a sleek white.

Following on into the generously sized bedroom, benefiting from a built-in cupboard which is perfect for additional storage space and ample space for other furnishings. Completing the property is a spacious, fully tiled three-piece bathroom suite fitted with a shower over bath, wc and sink.

Externally this property benefits from allocated parking to the rear.

Tenure: Leasehold
Council tax band: A

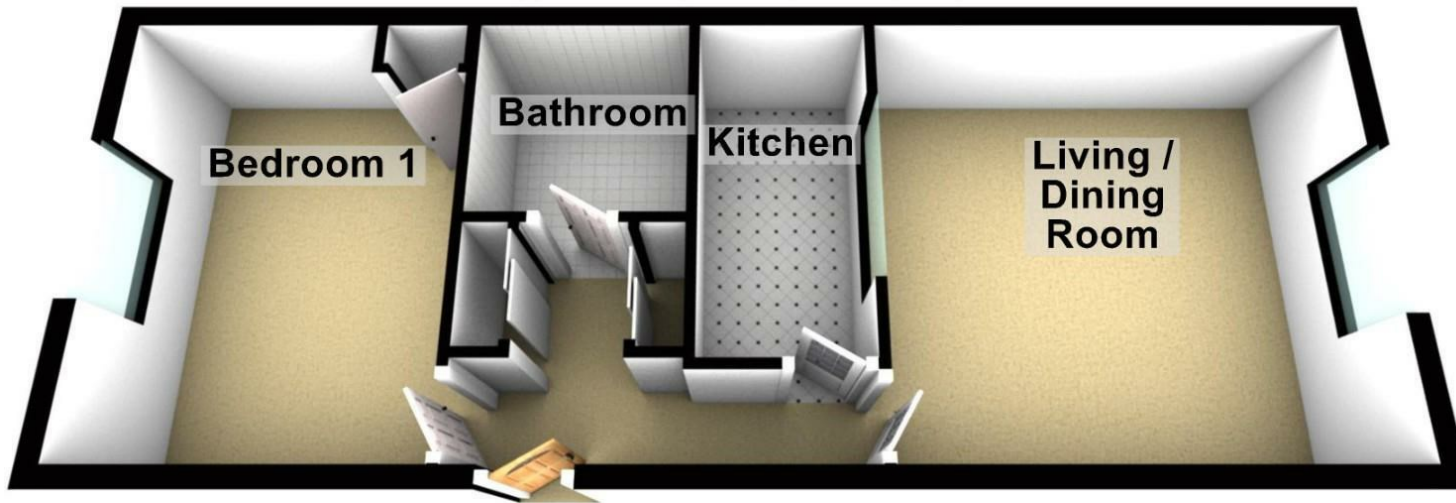


PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.

PROPERTY FLOORPLAN

Ground Floor

Approx. 45.4 sq. metres (488.9 sq. feet)



Total area: approx. 45.4 sq. metres (488.9 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 / Dining Room
14'3" x 13'3"

Kitchen
10'4" x 4'10"

Bedroom One
13'3" x 10'2"

Bathroom
6'4" x 6'1"

Energy Efficiency Rating

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

England & Wales

EU Directive
2002/91/EC







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