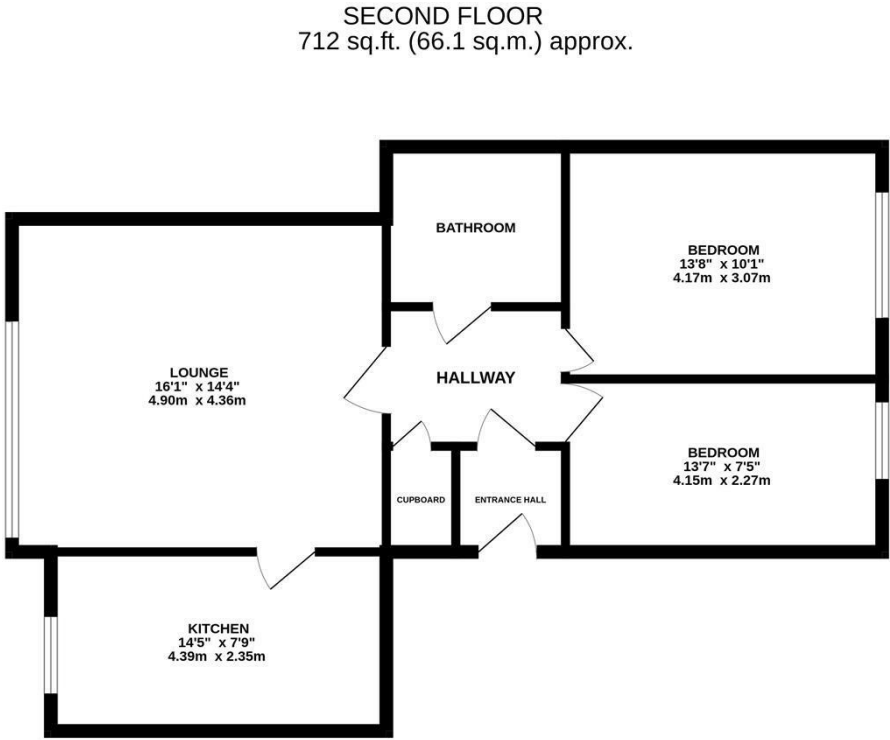With Open Aspect Views Over Jesmond Dene & No Onward Chain! Tucked behind St George's Church and ideally located within Dulverton Court, Adderstone Crescent. Arguably one of Newcastle's most prestigious residential addresses, Adderstone Crescent, within Jesmond Dene Conservation Area is perfectly placed to give access to all Jesmond has to offer.

The accommodation briefly comprises: communal entrance hall with secure entry system and stairs to all floors; private entrance hall; hallway with cupboard; 16ft lounge with open aspect views; kitchen with a range of fitted units, hardwood work surfaces and tiled flooring; bathroom complete with three piece suite; two bedrooms, the larger of the two measuring close to 14ft. Externally, a privately owned garage providing off-street parking/storage and well manicured communal gardens. With no onward chain, early viewings are advised to avoid disappointment.

2nd Floor Apartment | 712 Sq ft (66.1m2) | Two Bedrooms | Lounge | Kitchen | Bathroom | Garage | Communal Gardens | Prestigious Location | No Onward Chain | Leasehold with 45 years Remaining (the seller of the property will extend the lease as part of the sales process) | Service Charge £1,684.88 Per Annum | Council Tax Band C | EPC: E

**SECOND FLOOR**
712 sq.ft. (66.1 sq.m.) approx.

BATHROOM

BEDROOM
13'8" x 10'1"
4.17m x 3.07m

LOUNGE
16'1" x 14'4"
4.90m x 4.36m

HALLWAY

BEDROOM
13'7" x 7'5"
4.15m x 2.27m

CUPBOARD

ENTRANCE HALL

KITCHEN
14'5" x 7'9"
4.39m x 2.35m

TOTAL FLOOR AREA : 712 sq.ft. (66.1 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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