

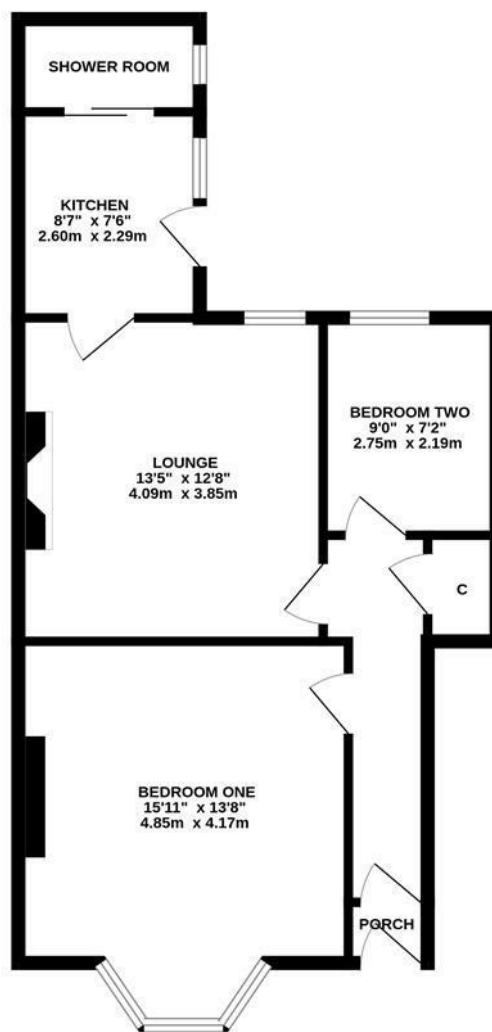


This well presented two bedroom ground floor flat is ideally located on Grosvenor Road, Jesmond. Grosvenor Road, situated close to excellent local schooling is perfectly placed to give access to Jesmond Dene, the café culture of Jesmond and provides easy access to the transport links of Osborne Road and West Jesmond Metro station is only a short walk away.

The accommodation briefly comprises: entrance porch through to entrance hall with under-stairs storage cupboard; lounge with feature fireplace; kitchen with fitted units, work surfaces, spot lighting and side door access to the yard; shower room with three piece suite; two bedrooms, bedroom one with walk in bay and ceiling rose. Externally, a south facing shared rear yard with wall boundaries and up and over door access to the rear service lane. Early viewings are essential!

Ground Floor 'Tyneside' Flat | 589 Sq ft (54.7m²)
 | Lounge | Kitchen | Shower Room | Two Bedrooms | South Facing Rear Yard | GCH |
 Close to Jesmond Dene | Leasehold - Tyneside
 Lease with Peppercorn Rent - 978 Years Remaining
 | Council Tax Band B | EPC: D

GROUND FLOOR
 589 sq.ft. (54.7 sq.m.) approx.



TOTAL FLOOR AREA : 589 sq.ft. (54.7 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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Offers Over £170,000

IMPORTANT NOTE: These particulars and the descriptions and measurements herein do not constitute representation and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.

