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- Popular Location
- First Floor Flat
- Gas Central Heating
- Shared Yard
- Viewing Recommended
- No Upper Chain
- Three Bedrooms
- Double Glazing
- Leasehold
- Call For More Information







**\*\* Video Tour on our YouTube Channel |  
<https://youtu.be/vHp3oYBcbYw> \*\***

This charming first-floor property is located in the popular Drummond Terrace and will appeal to a variety of buyers including first time, downsizers, and investors alike. Offered for sale with the benefit of no upper chain.

Internally the property briefly comprises: - entrance and stairs to the first-floor landing, generous main bedroom (currently set up as a reception room), lounge, kitchen with fitted wall and floor units and integrated oven and hob, two further bedrooms and a modern bathroom/wc with four-piece suite. Externally there is a shared yard to the rear. The property also benefits from gas central heating and double glazing.

The location of the property is very much in demand and is essentially owner occupied giving a true residential living experience. Very well located for access to local amenities such as shops, schools, and public travel links. You are within easy striking distance of the A1058 Coast Road and of course, our award-winning blue flag beaches. The Metro service is also available and is some 15 minutes' walk away providing access to Newcastle City Centre and of course many main Tyneside Centres.

Interested parties are urged to arrange a prompt and essential internal viewing. For more information, please call our sales team on 0191 257 2000.

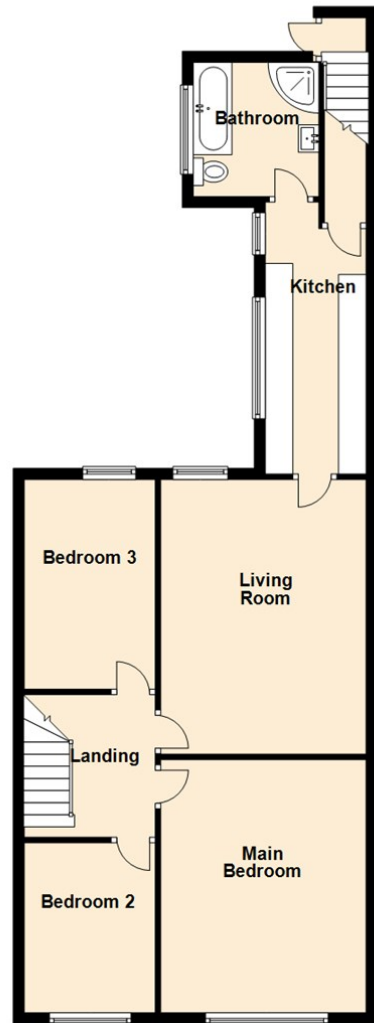
#### **Tenure**

The agent understands the property to be leasehold. However, this should be confirmed with a licenced legal representative.

**Council Tax band \*A\*.**



First Floor



## The difference between house and home

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[www.janforsterestates.com](http://www.janforsterestates.com)

Living Room 16'4" x 12'2" (4.99 x 3.73)

Kitchen 16'2" x 6'0" (4.94 x 1.83)

Main Bedroom 15'1" x 12'2" (4.60 x 3.73)

Bedroom Two 10'1" x 7'9" (3.09 x 2.38)

Bedroom Three 12'5" x 7'9" (3.81 x 2.38)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	61	67
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
	EU Directive 2002/91/EC	

Gosforth

0191 236 2070

Newcastle

0191 284 4050

High Heaton

0191 270 1122

Tynemouth

0191 257 2000

Low Fell

0191 487 0800

Property Management Centre

0191 236 2680

