





- Popular Location
- Two Bedrooms
- Conservatory
- Close To Amenities
- Viewing Recommended
- Semi Detached Home
- Front and Rear Gardens
- Gas Central Heating
- Council Tax Band *B*
- Call For More Information





**** Video Tour on our YouTube Channel |
<https://youtu.be/gjgwVjYVSs8> ****

This immaculately presented, two-bedroom, semi-detached home is positioned in an established residential location and will appeal to the first-time buyer or those looking to downsize.

Briefly comprising to the ground floor: - entrance hallway, bright and airy lounge with bay window, kitchen with fitted wall and floor units and integrated appliances and a sunny conservatory leading out to the rear garden. To the first floor there are two double bedrooms, and a modern bathroom w.c. with shower over the L-shaped bath. The property also benefits gas central heating and double glazing.

Externally there is a garden to the front along with a garden to the rear with a patio, lawn and outhouse storage.

Verne Road is a tree-lined street, within easy reach of a fantastic range of local amenities. The area is well serviced with public transport links, local shops, schools and access to North Shields town centre. Also, within easy reach of the Tyne Tunnel, the A19, and the A1058 Coast Road.

For more information and to arrange a viewing, please call our Coastal branch on 0191 257 2000.

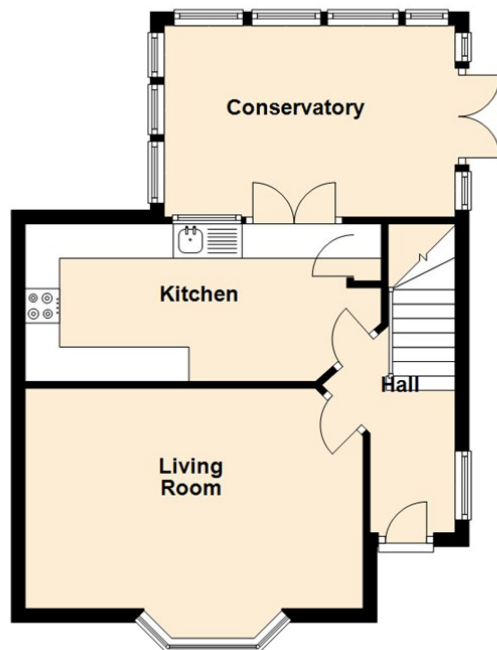
Tenure

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

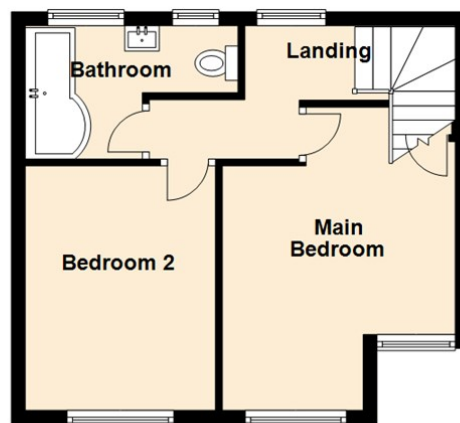
Council Tax band *B*.



Ground Floor



First Floor




Living Room 10'5" x 16'1" (3.20 x 4.91)

Kitchen 7'6" x 15'5" (2.29 x 4.70)

Conservatory 9'1" x 13'10" (2.78 x 4.23)

Main Bedroom 14'5" x 11'1" (4.41 x 3.38)

Bedroom Two 11'7" x 9'0" (3.55 x 2.76)

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

The difference between house and home

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