





- Investment Opportunity
- Refurbishment Needed
- Front and Rear Gardens
- Close To Amenities
- Viewing Essential
- Three Bedrooms
- Two Reception Rooms
- Garage
- Council Tax Band *B*
- Call For More Information





THREE BEDROOMS | TERRACED HOME | GARAGE

This three-bedroom terraced home is in need of a full refurbishment and is positioned on the popular Ascot Walk in Kingston Park. Offered for sale with the benefit of no onward chain.

Close to a wealth of local amenities including schools, shops, retail park, local superstore, and superb transport links with the Metro and A1 Motorway.

The ground floor of the property briefly comprises: - entrance hall, lounge, dining room, and kitchen with access to the rear garden. To the first floor there are three bedrooms and a bathroom/w.c.

Externally there are gardens to the front and rear and there is also a garage.

Viewing is essential. For more information, please call our Gosforth branch on 0191 236 2070.

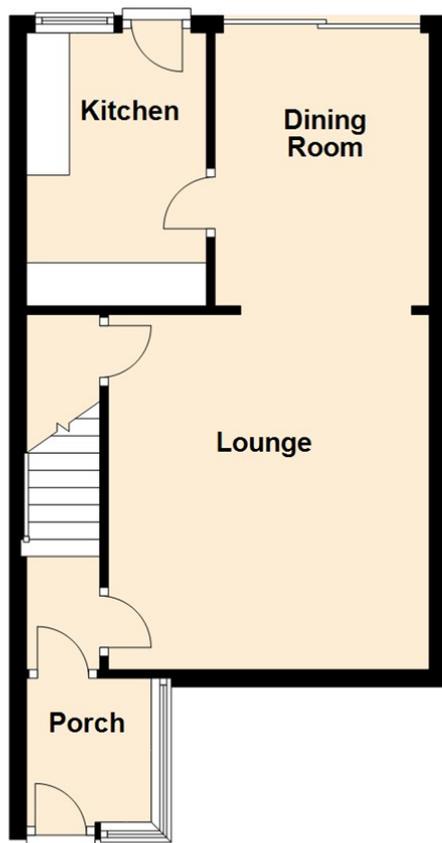
Tenure

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

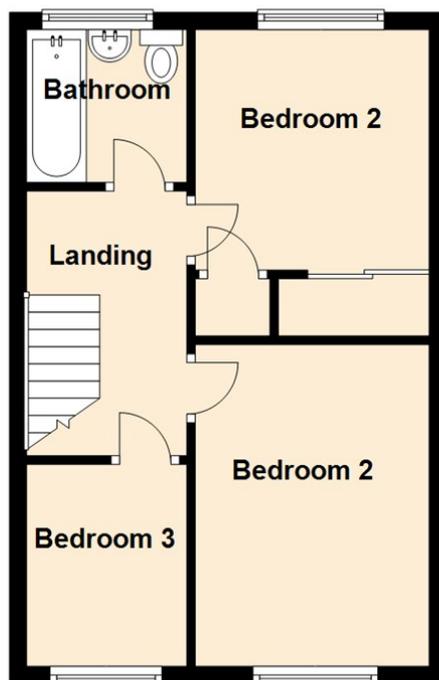
Council Tax band *B*.



Ground Floor



First Floor



Lounge 12'5" x 12'1" (3.8 x 3.7)

Dining Room 10'5" x 8'5" (3.18 x 2.58)

Kitchen 11'0" x 7'1" (3.37 x 2.18)

Bedroom One 13'7" x 8'8" (4.15 x 2.65)

Bedroom Two 9'2" x 9'2" (2.81 x 2.8)

Bedroom Three 11'4" x 6'10" (3.47 x 2.1)

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	

The difference between house and home

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