



- IMMEDIATE VACANT POSSESSIN AVAILABLE
- GAS CONDENSING COMBINATION BOILER
- UPVC FRAMED SEALED UNIT DOUBLE GLAZING INC FRONT & BACK DOORS
- MODERN 1970'S OFF SHOT EXTENSION
- SEPARATE YARD
- GARDEN TO FRONT
- PRICE INCLUDES FLOOR COVERINGS & WINDOW BLINDS
- COUNCIL TAX BAND: A
- EPC RATING: D
- TENURE: WE ARE INFORMED BY THE VENDORS THE PROPERTY IS FREEHOLD



Located in one of the most popular and sought after areas in South Shields, a ground floor flat which has been generally well maintained. However, internally it is dated and requires some upgrading and this fact has been reflected in the asking price. An early inspection is well recommended.



Mowbray Road lies within easy reach of all local amenities including the town centre, sea front and it lies on a regular bus route.

For schools in the area contact www.southtyneside.info

The property benefits from the following accommodation

ACCOMMODATION

GROUND FLOOR

ENTRANCE VESTIBULE

With UPVC framed double glazed front door.

ENTRANCE HALL

With understair storage cupboard, radiator.

BEDROOM 1/RECEPTION ROOM 2 (FRONT)

3.94m x 4.48m plus bay window

With a fireplace and electric fire (not tested), corniced ceiling, radiator.

BEDROOM 2 (REAR)

3.48m x 2.2m

With double radiator.

REAR LIVING ROOM

4.53m x 3.75m

With a fireplace incorporating a living flame coal effect gas fire (not tested), double radiator, t.v. aerial point.

KITCHEN

2.16m x 3.36m

With a range of fitted wall and floor units with laminated worktops incorporating plumbing for automatic washing machine, a gas cooker point, an inset stainless steel sink unit, double radiator, wall mounted Ideal gas condensing combination boiler (not tested) for heating the domestic hot water and central heating systems.

REAR HALL

With UPVC framed double glazed door leading to the rear yard, storage cupboard.

BATHROOM

1.73m x 2.75m

With a white coloured suite comprising of panelled bath, pedestal washbasin, low level w.c. radiator.

OUTSIDE

FRONT

There is a small walled garden.

REAR

There is a separate walled yard with a rear access.

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Price: £89950