

# MOVING HOMES

SALES & LETTINGS



Offers Over £115,000

# Percy Crescent, North Shields

## Offers Over £115,000

Moving Homes welcomes to the market this spacious three-bedroom semi-detached home on Percy Crescent, Percy Main for sale. Offering generous accommodation at a good price, this property must be viewed as it will appeal to a host of buyers. With excellent transport links via local Metro, A19 Tyne Tunnel and the Royal Quays shopping outlet as well a local amenities.

Briefly comprising- entrance hallway with stairs leading to first floor. The lounge is to the front of the property with large bay window overlooking the front garden. There are alcoves to main wall with wall hung gas fire. Leading into the dining room via sliding doors interconnecting both reception rooms. The kitchen has a range of light oak effect units and tiled splashback, door leading to outhouse and rear garden. To the first floor there are three bedrooms, two of which have fitted storage. Together with family bathroom and separate wc. Externally there are front and rear gardens and storage shed.

EPC Rating D <https://find-energy-certificate.service.gov.uk/energy-certificate/9370-2418-1300-2397-7141>

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

Council Tax Band – B

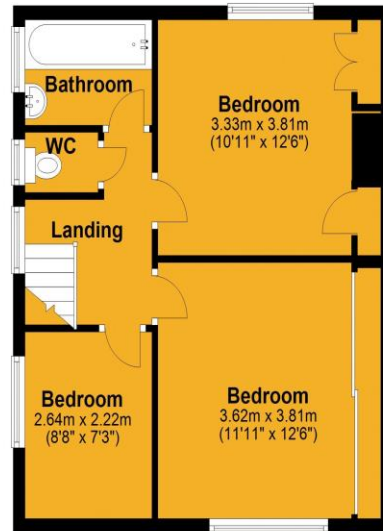
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Ground Floor



First Floor



Total area: approx. 99.4 sq. metres (1070.2 sq. feet)



Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		



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