

MOVING HOMES

SALES & LETTINGS



£135,000

Park Crescent, Shiremoor

£135,000

Moving Homes welcomes to the market for sale this three bedroom semi-detached family home situated on Park Crescent in Shiremoor. With its central location, and close proximity to local shops, metro station and schools. The property is also close to major road links throughout the region including the nearby North East Coastal towns & villages.

Briefly comprising of: - entrance lobby leading to living room which follows through into the kitchen diner with a wide range of units, complementing work tops, gas hob, under bench oven, dining area with access out into the rear garden. To the first floor there are three bedrooms and a family bathroom. Externally there is off street parking, lawned garden and outbuilding for storage.

EPC Rating C <https://find-energy-certificate.service.gov.uk/energy-certificate/0300-2439-7010-2599-4941>

Council Tax Band A £1,408.23 pa

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

This property commands an internal inspection to appreciate what it has to offer.

To secure a viewing in the first instance please contact Moving Homes on 0191-2964600 or visit our website movinghomesuk.com.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation.





Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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