

MOVING HOMES

SALES & LETTINGS



Offers Over £160,000

Queen Alexandra Road, North Shields

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Moving Homes are delighted to welcome to the market for sale, this stylish three-bedroom upper floor flat situated on the popular Queen Alexandra Road in North Shields. With its array of shops, schools and other local amenities within the vicinity as well as being well located for access to major transport links throughout the region. The property boasts many original features throughout and must be viewed to appreciate what it has to offer.

Briefly comprising of: - Entrance lobby with stairs leading to first floor landing. The spacious master bedroom has a large bay window overlooking the front of the property, with chimney breast to main wall, alcoves to sides, original decorative ceiling with rose, and coving. The second double bedroom is to the rear of the property and the third bedroom is to the front and currently being used as a home office. Following into the lounge, with original ceiling rose, decorative coving and picture rail. Chimney breast to main wall with white "Adam" style fire surround, neutral marble back panel and hearth, gas inset fire and alcoves to sides. Stepping down into the kitchen, with a range of grey "shaker" style wall and base units, complementing "quartz" work tops, four ring gas hob, tiled splashback, built in oven and integrated dishwasher, washer/dryer and fridge freezer. The bathroom has a modern white suite and partially tiled for ease of use. Externally there is on street parking to the front and to the rear a pleasant private courtyard with gate leading to the lane.

EPC Rating C <https://find-energy-certificate.service.gov.uk/energy-certificate/9350-2163-8300-2297-6141>

Tenure - The agent understands the property to be a peppercorn lease with 999 yrs from 1985. However, this should be confirmed with a licensed legal representative.
Council Tax Band - A

To secure your viewing please contact Moving Homes on 0191 2964600 or visit our website movinghomesuk.com





Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	70 C	73 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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