

Ground Floor

Second Floor

Living Room (Front) 14' 8" x 11' 8" (4.47m x 3.55m)

Feature fireplace with electric fire, TV point, electric heater, UPVC double glazed window.

Kitchen 9' 7" x 6' 2" (2.92m x 1.88m)

Well fitted with wall and floor units incorporating a built in electric hob and oven with extractor hood over, plumbed for an automatic washing machine and slim line dishwasher, Single drainer sink unit, fridge freezer space, ceramic tiling above worktops, double glazed window.

Bedroom 1 (Front) 10' 7" x 10' 2" (3.22m x 3.10m)

Triple built in wardrobes, electric heater, recessed downlighters to ceiling, UPVC double glazed window.

Bedroom 2 9' 5" x 9' 3" (2.87m x 2.82m)

Recessed downlighters to ceiling, UPVC double glazed windows, electric heater.

Shower Room/WC

Fitted with suite comprising a corner shower cubicle, wash hand basin set in a vanity unit, low level WC, ceramic tiling to wall, tiled floor, chrome heated towel rail, extractor fan, UPVC double glazed window, downlighters to ceiling.

External

Communal gardens and grounds together with an allocated car parking bay.

Tenure

Leasehold. We are advised the lease term is 125 years from 1998 with a ground rent of £30.00 pa and service charge of £1500.00 pa. This information should be confirmed with your legal advisor prior to proceeding with the purchase.

Council Tax Band - B

LJ Lucas James

Estate Agents Surveyors Lettings



Belvedere Gardens

Newcastle Upon Tyne, NE12 9PG

Price: £126,000

Important Note: None of the services have been tested. Measurements, where given, are approximate and for descriptive purposes only. Boundaries cannot be guaranteed and must be checked by solicitors prior to exchange of contracts. Lucas James Estate Agents for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract. No persons in the employment of Lucas James Estate Agents have any authority to make or give any representation or warranty whatever in relation to this property.

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Top Floor Apartment

Two Bedrooms

Well Fitted and Decorated

Allocated Parking Space

Additional Loft Space

No Upper Chain



Internal inspection is strongly recommended of this top floor apartment located in Cragside House on the prestigious Belvedere Garden development set in impressive and well maintained grounds. There is easy access to an extensive range of amenities including Benton Metro Station, public transport and road links to nearby centres. The accommodation briefly comprises a communal entrance hall with stairs leading to the upper floors, a living room with pleasant views, two bedrooms and shower room/wc. Externally there is an allocated parking bay and the property benefits from an entryphone system, electric heating, UPVC double glazing, a useful loft space and it offers a good standard of decoration and fittings generally throughout.

