



58 Locksley Close, New York, North Shields, NE29 Offers in the region of £145,000

***** END TERRACE** THREE BEDROOMS** IMMACULATELY PRESENTED**MODERN BREAKFASTING KITCHEN**STYLISH SHOWER ROOM/WC** REAR GARDEN**POPULAR RESIDENTIAL ESTATE*****

Trading Places are delighted to bring to the market for sale this lovely modern three bedroom end of terrace house. Located on a small popular residential estate in North Shields on Locksley Close. Situated close to local shopping facilities, amenities and having easy access to transport links and connecting roads of A1 for North and South of the Tyne. The property has been very well maintained throughout by the current owners and benefits from recently fitted modern kitchen and stylish shower room fittings, making it ideal for first time buyers ready to move straight into. The property benefits from double glazing, gas central heating, security alarm system and briefly comprises of:- entrance hallway, cloaks WC, lounge, breakfasting kitchen with built in appliances. To the first floor there are three bedrooms and a shower room/WC. Externally there are front and rear gardens and there is a double length drive providing off street parking. Viewing is highly recommended and can be arranged by appointment on 0191-2511189. EPC Rating C.



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Entrance hallway

Double glazed door with frosted panel insert, dado rail, laminate flooring, alarm panel, glass panelled door to lounge.

Cloaks WC

Double glazed frosted window to the front, low level WC, vanity wash hand basin, radiator and laminate flooring.

Lounge 15'10 x 14'8 (4.83m x 4.47m)

Double glazed window to the front, stairs to first floor, wall mounted electric fire, coving to ceiling, under stairs storage cupboard, laminate flooring, radiator, television point, telephone point and glass panelled door to:

Breakfasting kitchen 14'8 x 8'9 (4.47m x 2.67m)

Fitted modern grey coloured high gloss wall and base units with contemporary style work surfaces, built in electric oven, integrated microwave, induction hob with chimney extractor above, tiled splash backs, single sink and drainer with mixer taps, two double glazed windows to the rear, double glazed door giving access to the rear garden, built in breakfast bar, panelled radiator, tiled flooring, panelled ceiling with integrated spot lighting.

First floor landing

Dado rail and doors off to:

Bedroom one 14' x 8'5 (4.27m x 2.57m)

Double glazed window to the front, radiator, television point and built in dressing table.

Bedroom two 10'9 x 8' 4 (3.28m x 2.44m 0.10m)

Double glazed window to the rear, radiator and loft access.

Bedroom three 7'10 x 5'11 (2.39m x 1.80m)

Double glazed window to the front, built in storage cupboard housing the central heating boiler and radiator.

Shower room WC

A contemporary style with walk in double shower area with plumbed rain fall shower, vanity wash hand basin, enclosed cistern WC, double glazed frosted window to the rear, tiled walls, tiled flooring, heated towel rail, panelled ceiling with integrated spot lights and extractor fan.

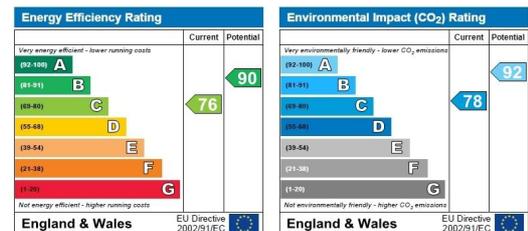
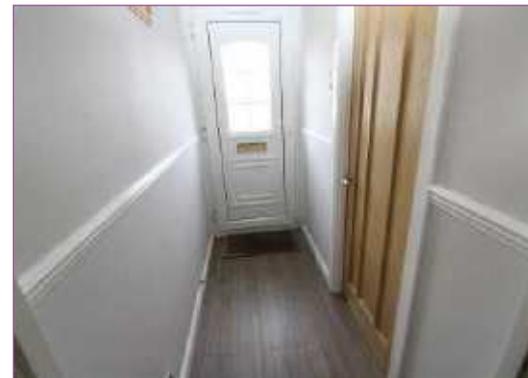
External

Rear garden- Fenced to sides and rear with gate to side giving access to front, decked patio area, paved patio area, artificial lawn to one side, storage shed to corner and mains water tap.

Front garden- Mainly laid to lawn with rockery.

Paved drive providing off street parking for two cars.

Disclaimer. These particulars are believed to be accurate but they are not guaranteed and do not form a contract. These particulars are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. Any floorplans on this brochure are for illustrative purposes only and are not necessarily to scale.



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