



ASKING PRICE

£195,000

Gardner Park

North Shields, NE29 0EA

Fresh Property welcome to the market this charming three-bedroom semi-detached house located in the desirable area of Gardner Park, North Shields.

Upon entering, you are greeted by a welcoming entrance hall that leads into a spacious lounge, perfect for relaxing or entertaining guests. The dining kitchen is well-appointed, providing ample space for family meals and gatherings. The layout of the ground floor is designed to maximise both functionality and comfort.

As you ascend to the first floor, you will find three bedrooms, each offering a tranquil space for rest and relaxation. The bathroom, complete with a WC, is conveniently located to serve all bedrooms.

Outside, the property boasts a lovely garden to the rear, ideal for enjoying the outdoors, while the front garden and driveway provide convenient off-street parking. The property benefits from excellent access to local amenities, schools, and transport links, ensuring that everything you need is within easy reach.

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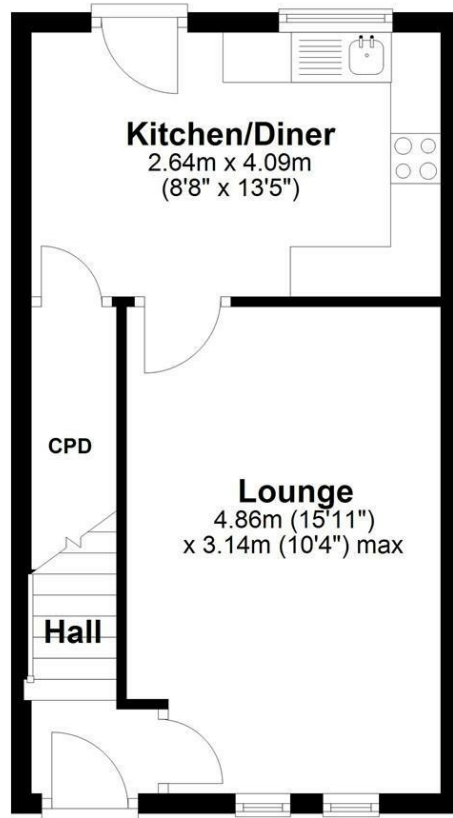
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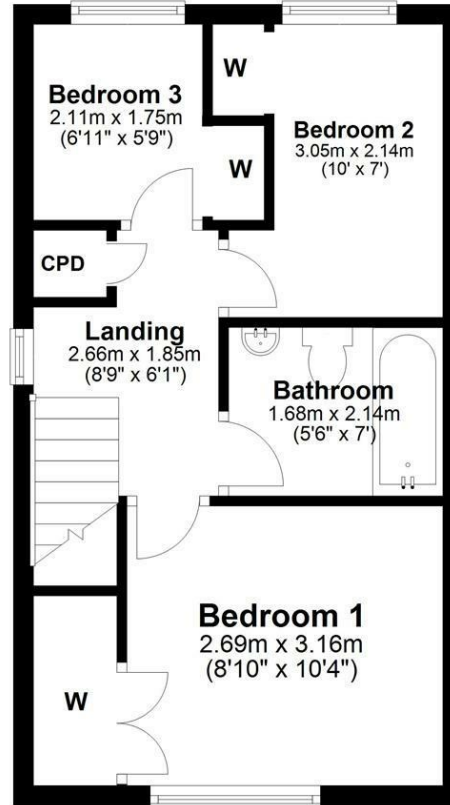
Ground Floor

Approx. 29.6 sq. metres (318.7 sq. feet)



First Floor

Approx. 31.3 sq. metres (336.8 sq. feet)



Total area: approx. 60.9 sq. metres (655.5 sq. feet)

LOCAL AUTHORITY

North Tyneside

TENURE

Freehold

COUNCIL TAX BAND

B

VIEWINGS

By prior appointment only

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C	73	78
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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