



ASKING PRICE

**£159,950**

**Queen Alexandra Road**

North Shields, NE29 9AR

Fresh Property Centre welcome to the market this first-floor flat situated on Queen Alexandra Road, North Shields. The property presents an excellent opportunity for those seeking a comfortable and convenient home.

With three bedrooms, this flat offers ample space for families or those wishing to have a home office. The master bedroom is currently utilised as a second reception room, showcasing the versatility of the space. The kitchen is functional and well-equipped while the updated shower room and WC provide amenities for everyday living.

One of the features of this property is the private yard to the rear, offering a tranquil outdoor space for enjoying the fresh air or hosting summer gatherings.

Situated in a popular location, residents will benefit from easy access to both Tynemouth and North Shields, where a variety of shops and restaurants. Given the appealing attributes of this flat and its prime location, early viewing is highly recommended to fully appreciate what this property has to offer.

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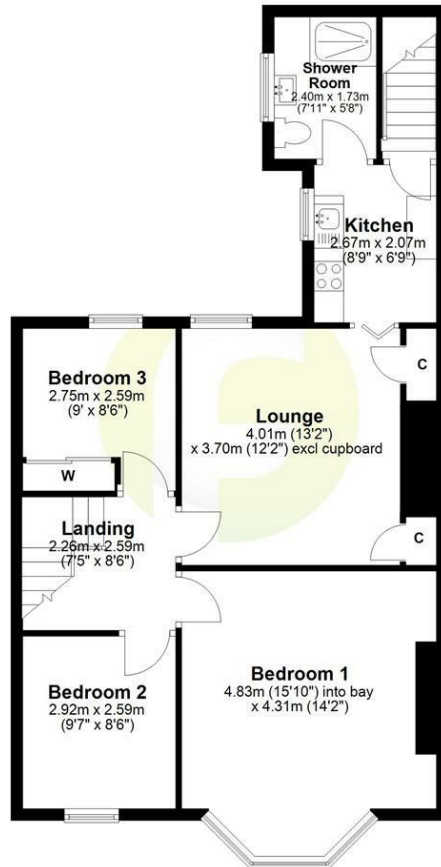
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### First Floor

Approx. 69.9 sq. metres (752.9 sq. feet)



Total area: approx. 69.9 sq. metres (752.9 sq. feet)

### LOCAL AUTHORITY

North tyneside

### TENURE

Leasehold

### COUNCIL TAX BAND

A

### VIEWINGS

By prior appointment only

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