



ASKING PRICE

**£154,950**

**Churchill Street**

Wallsend, NE28 7TQ

Fresh Property Centre welcome to market this three bed terraced house located on Churchill Street, Wallsend. This delightful property is perfect for families or those seeking a cosy home.

The house features a well-appointed reception room that provides a warm and inviting atmosphere for relaxation and entertaining, in addition there is a dining room and conservatory to the rear. The property boasts three spacious bedrooms, each designed to offer a peaceful retreat at the end of the day. The modern kitchen is equipped with contemporary fittings that make cooking a pleasure. Completing the accommodation is a stylish four-piece bathroom suite which ensures convenience and comfort for all residents.

This home is conveniently located near local amenities, schools, and transport links, making it an excellent choice for those who value accessibility. Do not miss the chance to make this charming house your own.

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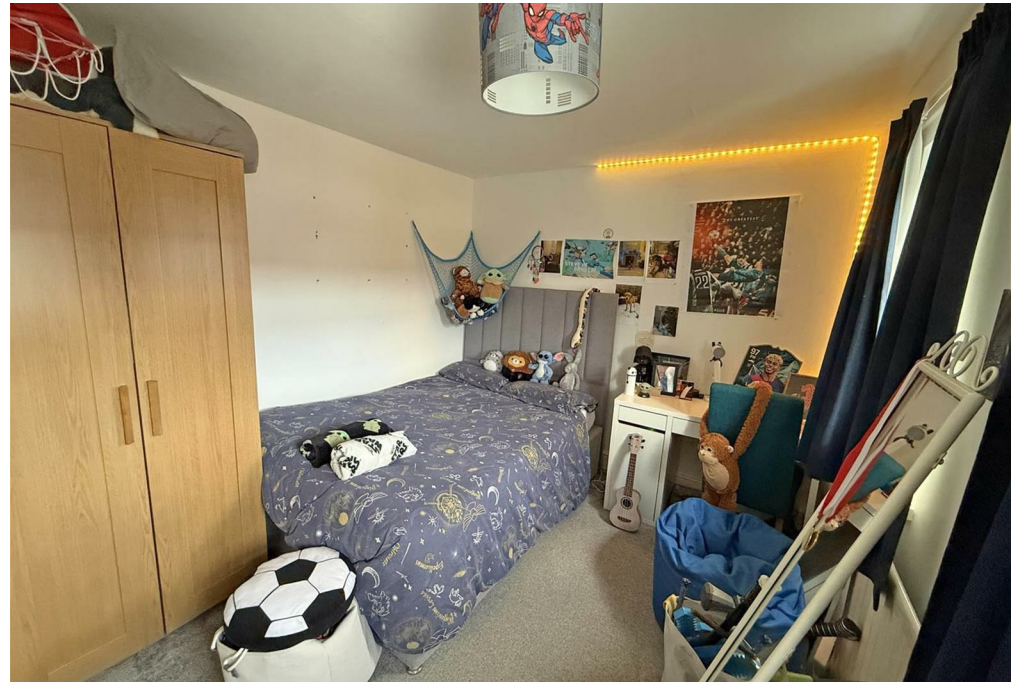


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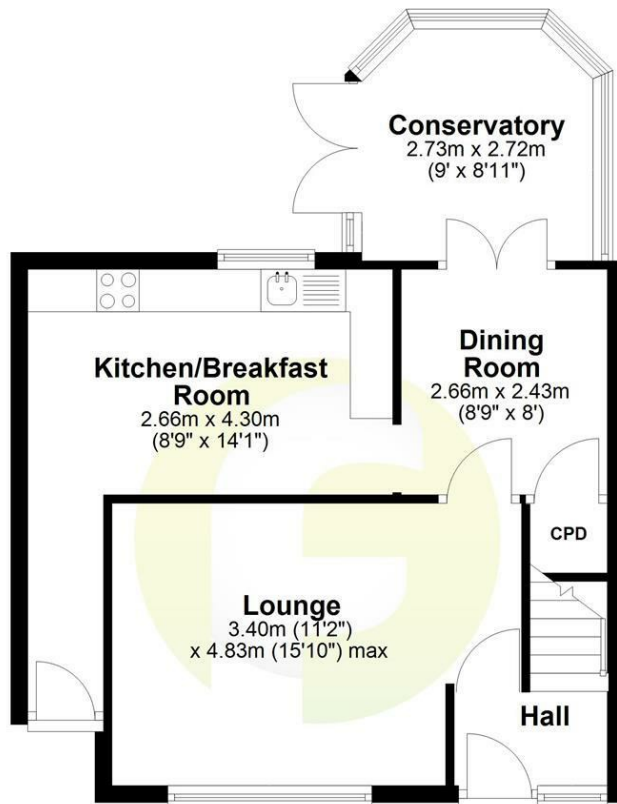
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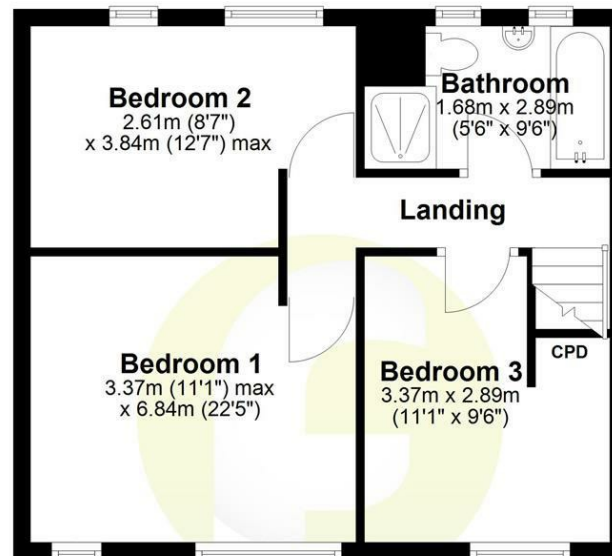
## Ground Floor

Approx. 52.2 sq. metres (561.4 sq. feet)



## First Floor

Approx. 49.8 sq. metres (535.8 sq. feet)



Total area: approx. 101.9 sq. metres (1097.2 sq. feet)

## LOCAL AUTHORITY

North tyneside

## TENURE

Freehold

## COUNCIL TAX BAND

A

## VIEWINGS

By prior appointment only

| Energy Efficiency Rating                    |                            |           |
|---------------------------------------------|----------------------------|-----------|
|                                             | Current                    | Potential |
| Very energy efficient - lower running costs |                            |           |
| (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>                             |                            |           |
| Not energy efficient - higher running costs |                            |           |
| <b>England &amp; Wales</b>                  | EU Directive<br>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



## OFFICE ADDRESS

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