



2 bed end of terrace house to buy in NE10

Rydal, Gateshead, Tyne and Wear, NE10 0XH

£85,000 Starting Bid

 x2  x1  x1

Tenure

Freehold

Garage parking

Property features

- ✓ TWO BEDROOM TERRACE FAMILY HOUSE
- ✓ SPACIOUS LOUNGE
- ✓ LARGE KITCHEN / DINER
- ✓ SUN ROOM
- ✓ EPC Rating D

Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water

Description

TO BE SOLD VIA ONLINE AUCTION. FEES APPLY.

We welcome to the market this Two Bedroom End Terraced property located on Rydal, Gateshead.

Benefitting from spacious living throughout, the property offers a large Living room and Kitchen Diner, in addition to a Sun Room accessed from the Lounge. To the upper floor lies Two Bedrooms and a Family Bathroom with access to an additional staircase to the loft, which provides a large storage space and potential to upscale.

Ideally located for local schools, the property is also close to local amenities including Supermarkets, local high street convenience stores as well as excellent local transport links including Metro Stations at Heworth and Pelaw for direct travel to Newcastle City Centre, Sunderland City Centre, South Shields and the coast. Road links are also nearby for travel via the A1, A19 and Tyne Tunnel for much more of the North East.

Briefly comprising Internally of; Porch / Entrance, Hallway, Lounge, Sun Room, Kitchen / Diner leading to Rear Porch. To the first floor Bedroom One, Bedroom Two, & Family Bathroom, staircase to Loft Space. Externally, private enclosed gardens to the front and rear, along with a separate garage .

Properties in this sought after location are extremely popular and an early viewing is essential.

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £85,000

Property Type: End of terrace house

Parking: Garage

Construction materials: Brick and block

Roofing type: Clay tiles

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Porch / Entrance

2.80m x 1.40m (9'2" x 4'7")

Part glazed door leading to entrance complemented by double glazed windows, door to;

Hallway

Stairs to first floor, door to;



Lounge

3.00m x 2.20m (9'10" x 7'2")

Double glazed window to front aspect, gas fire with feature surround, gas central heating radiator, door leading to large Kitchen / Diner, French doors to Sun-room;



sun room

1.50m x 2.30m (4'11" x 7'6")

Dual aspect glazed doors leading to front and rear garden, ceiling lights and power supply;

Lounge.



kitchen / diner

2.50m x 2.80m (8'2" x 9'2")

A range of wall and base units with contrasting work surfaces, composite sink with mixer tap over, integrated electric oven, electric hob, with extractor over, space for fridge freezer, plumbing for dishwasher, combi boiler, built in storage, gas central heating radiator, double glazed window to rear aspect, single glazed window to rear porch, glazed door leading to rear porch;

kitchen /diner



rear porch

1.40m x 1.40m (4'7" x 4'7")

Double glazed windows to side and rear aspect, part glazed door leading to rear garden;

first floor landing

loft access, doors to;

Bedroom One

2.60m x 2.60m (8'6" x 8'6")

Double glazed window to front aspect, gas central heating radiator, door to loft space;



Bedroom One.



Bedroom Two

1.20m x 1.70m (3'11" x 5'6")

Double glazed window to rear aspect, gas central heating radiator, built in storage, built hanging space;



Family Bathroom

A suite comprising; Bath with electric shower over, pedestal wash hand basin, w/c, part tiles walls, gas central heating radiator, double glazed window to rear aspect;

Loft Space

2.60m x 2.20m (8'6" x 7'2")

2 x Tilting skylight, built in storage, under eave storage;



Loft Space.



External Front and side

Private walled garden, gated access to entrance, gated access to side and rear aspect;



External Side



External Rear

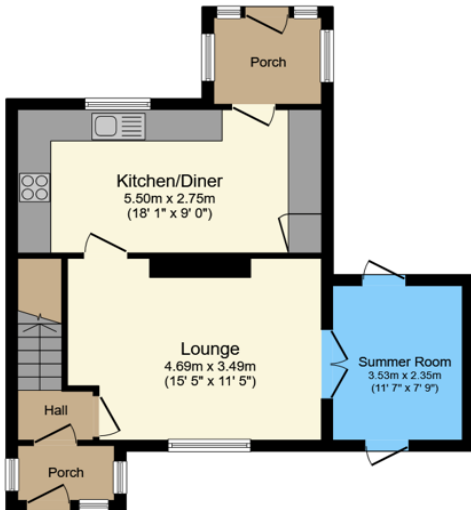
Private enclosed walled garden, paved patio leading from rear porch, decorative stone patio, gated access to rear lane;



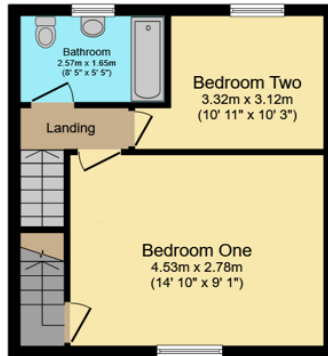
Garage

Remote control roller garage door, door to side complemented by single glazed window, power and light source;

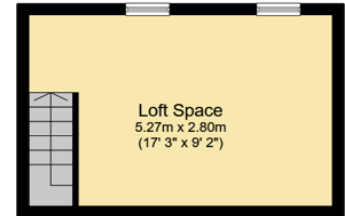




Ground Floor
Floor area 47.9 sq.m. (516 sq.ft.)



First Floor
Floor area 34.9 sq.m. (375 sq.ft.)



Second Floor
Floor area 20.2 sq.m. (217 sq.ft.)

TOTAL: 103.0 sq.m. (1,108 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		
(69-80) C		79
(55-68) D	59	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

Rydal, Gateshead, Tyne and Wear, NE10 0XH

Contact your local branch today for more information on this property:

1A Brackenthwaite, Leicester, Leicestershire, LE4 7GA, <https://laxmanrealestate.com/contact>

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