



### 3 bed terraced house to buy in

Summerfield Terrace, Low Westwood,  
Newcastle upon Tyne, Durham, NE17 7PR

**£100,000** Starting Bid

x3 x1 x1

Tenure

**Freehold**

### Property features

- ✓ Three bedroom stone built mid
- ✓ Lounge and kitchen/diner
- ✓ Gas Central Heating & Double
- ✓ Front garden and rear yard
- ✓ EPC Rating D

Garage parking

Chain free

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: ADSL copper wire
- ✓ Mobile signal: Good

## Description

Fantastic opportunity to purchase this spacious three bedroom mid terrace stone built property located in the popular area of Low Westwood. This property offers good size living accommodation and benefits from no onward chain. The property does require some work but has fantastic potential.

Located close to local shops, schools and excellent bus and road links to Newcastle Upon Tyne.

The floorplan comprises Entrance hall, lounge and kitchen/diner. To the first floor three bedrooms and bathroom. Further benefits include gas central heating, double glazing, front town garden, rear yard and garage.

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £100,000

Property Type: Terraced House

USPs: Requires updating, Chain free

Parking: Garage

Year built: 1900

Construction materials: Stone built

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Source of flood: Other

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire

Mobile signal coverage: Good

## Entrance Hall

Double glazed entrance door and window, stairs to the first floor. Door into lounge.

---

## Lounge

Double glazed front aspect window, wood effect fireplace with living flame effect gas fire, single radiator, built in cupboard.



## Kitchen/Diner

Fitted wall and base units incorporating counter work tops with a single drainer sink unit, gas cooker point with extractor hood over, partly tiled walls, single radiator, double glazed rear aspect windows and door leading to the rear yard.



## First floor landing

Access to roof space

---

## Bedroom One

Double glazed front aspect window, fitted wardrobes, single radiator.



## Bedroom Two

Double glazed front aspect window, fitted wardrobes, single radiator, built in cupboard,



## Bedroom Three

Double glazed rear aspect window, single radiator.



## Bathroom

White three piece suite comprising step in shower cubicle, vanity wash hand basin, low level w.c. heated towel rail, double glazed rear aspect window.



## Front garden

Town garden with walled boundary and gate access.

## Rear yard

Mainly paved with double wrought iron gates. Allocated parking space to the rear of the property.

## Garage

Electric remote control roll up door, power points and lighting.





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		88
(69-80) <b>C</b>		
(55-68) <b>D</b>	63	
(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, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

Summerfield Terrace, Low Westwood, Newcastle upon Tyne, Durham, NE17 7PR

Contact your local branch today for more information on this property:  
**White Rose House, Thurston Road, Northallerton, North Yorkshire, DL6 2NA,**  
<https://www.alignsurveyors.co.uk/>

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

