



## 4 bed terraced house to buy in

Northumbria Walk, west denton ,  
Newcastle upon Tyne, Tyne and Wear,  
NE5 2RR

**£110,000** Offers Over

🛏 x4 🚿 x1 🚻 x1

Tenure

**Freehold**

## Property features

- ✓ Terraced House - Four Bedrooms
- ✓ Sought After Location
- ✓ Gas Central Heating
- ✓ Viewing Recommended
- ✓ EPC Rating C

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: C
- ✓ Heating supply: Gas

## Description

A well-presented and spacious four-bedroom terraced home, ideally located on Northumbria Walk in the sought-after area of West Denton, Newcastle upon Tyne. This attractive property offers versatile accommodation, making it an excellent choice for families, first-time buyers, or investors alike.

The property benefits from gas central heating and is well maintained throughout, providing a comfortable and welcoming living environment. The layout offers generous room sizes and flexibility for modern living.

Situated in a convenient location, the home enjoys easy access to a variety of local shops, supermarkets, and everyday amenities. There are also excellent transport links nearby, providing straightforward access into Newcastle city centre and surrounding areas, making it ideal for commuters.

Externally, the property features a private garden to the rear, perfect for relaxing, entertaining, or family use.

The property benefits from a rewire in 2022 and a updated boiler in 2023.

Early viewing is highly recommended to fully appreciate the space, condition, and convenient location this property has to offer.

Council Tax Band: A

Tenure: Freehold

Price: Offers Over £110,000

Property Type: Terraced House

Heating: Gas

## Entrance Hall

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## Cloak/WC

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## Lounge

3.60m x 4.50m (11'9" x 14'9")



## Kitchen Diner

5.50m x 3.60m (18'0" x 11'9")



## Stairs to First Floor

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## Bedroom One

4.60m x 2.70m (15'1" x 8'10")



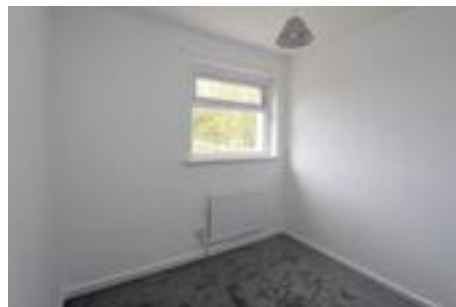
## Bedroom Two

3.90m x 2.70m (12'9" x 8'10")



## Bedroom Three

2.30m x 2.10m (7'6" x 6'10")



## Bedroom Four

4.50m x 2.00m (14'9" x 6'6")



## Bathroom



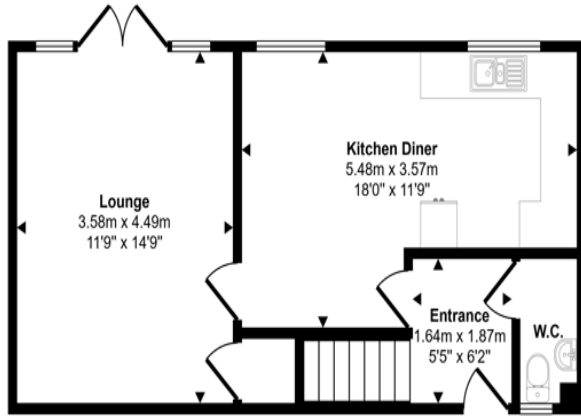
## Garden



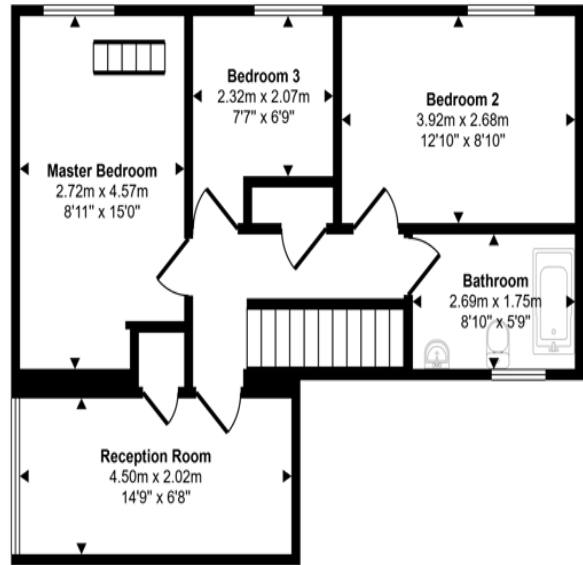
## Loft Storage



Approx Gross Internal Area  
95 sq m / 1023 sq ft



Ground Floor  
Approx 42 sq m / 451 sq ft



First Floor  
Approx 53 sq m / 572 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		84
(69-80) <b>C</b>	71	
(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, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

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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/>

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