



2 bed semi-detached house to buy in NE32

Aberdeen Drive, Scotch Estate , Jarrow,
Tyne and Wear, NE32 4AZ

£130,000

 x 2  x 1  x 2

Tenure

Freehold

Off Street parking

Property features

- ✓ TWO BEDROOM SEMI DETACHED
- ✓ GAS CENTRAL HEATING AND DOUBLE GLAZED
- ✓ ENCLOSED GARDENS AND OFF STREET PARKING
- ✓ NO UPPER CHAIN AND VACANT POSSESSION
- ✓ EPC Rating D

Key Information

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

Description

| TWO BEDROOM | SEMI DETACHED HOUSE | GAS CENTRAL HEATING | DOUBLE GLAZED | ENCLOSED GARDEN AND OFF STREET PARKING |

We are delighted to offer to the market this well presented two bedroom semi detached house on the popular Aberdeen Drive, Jarrow. Benefiting from gas central heating via a recently installed combi boiler, and double glazing, the property has the added benefit of an enclosed rear garden and driveway to the front.

Sold with no upper chain the property comprises briefly :- Upvc door to the entrance hallway with doors to the lounge and kitchen, stairs to the first floor landing. The dining room leads from the lounge while to the first floor landing lie bedroom one, bedroom two, bathroom and separate w.c.

Offered for sale with no upper chain early viewing is essential...

Council Tax Band: A

Tenure: Freehold

Price: £130,000

Property Type: Semi-detached house

Parking: Off Street

Year built: 1930

Construction materials: Brick and block

Roofing type: Asphalt shingles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: Yes

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

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good

Entrance

Upvc door to the entrance hallway with with doors to the lounge and kitchen. Stairs to the first floor landing.



Lounge

Double glazed window to the front and central heating radiator. Feature fire surround with gas fire.



Kitchen

Fitted with a range of wall and base units with roll top work surfaces, one and a half bowl stainless steel sink unit with mixer tap and splash back. Gas cooker point and plumbed for automatic washing machine. Double glazed window to the rear and door to the dining room.



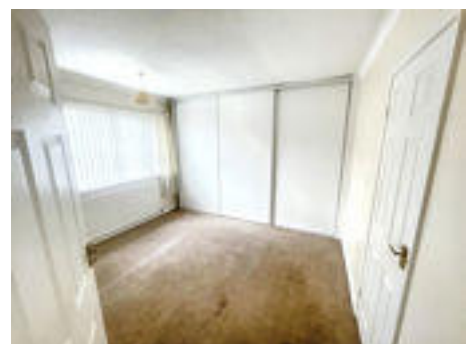
Dining room

Double glazed window to the rear and central heating radiator.



Bedroom One.

Double glazed window to the front, fitted wardrobes and central heating radiator.



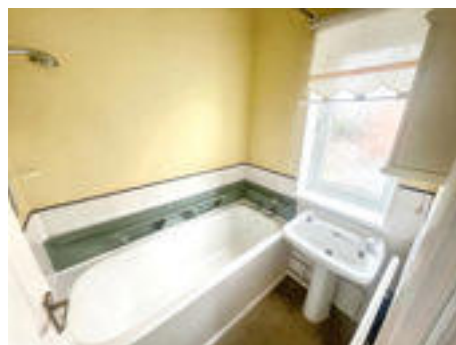
Bedroom Two

Double glazed window to the rear, central heating radiator and fitted wardrobes.



Bathroom

Comprising panelled bath and wash basin. Double glazed window to the rear and central heating radiator. Separate w.c.

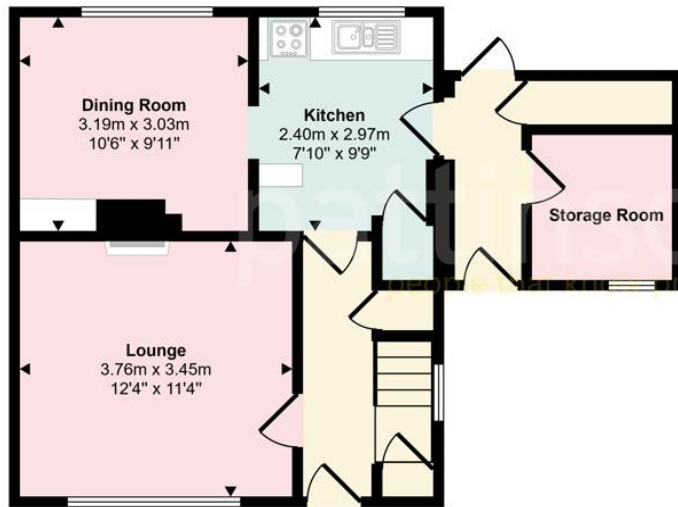


External

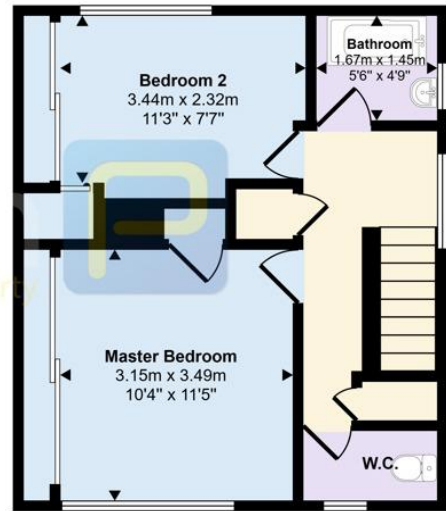
An enclosed garden lies to the rear, set to lawn well stocked with shrubs. To the front a driveway provides off street parking.



Approx Gross Internal Area
85 sq m / 918 sq ft



Ground Floor
Approx 47 sq m / 508 sq ft



First Floor
Approx 38 sq m / 410 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
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		83
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Aberdeen Drive, Scotch Estate, Jarrow, Tyne and Wear, NE32 4AZ

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

32 High Street, Chatteris, Cambridgeshire, PE16 6BG, Tel: 01354 697804, admin@kavanaghhayes.co.uk, www.kavanaghhayes.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.

