

1 Kilburn Gardens, Percy Main



Price £159,950

This is a really lovely two bedroom semi-detached bungalow offering DECEPTIVELY SPACIOUS living accommodation that is READY TO MOVE INTO. The home is situated on Kilburn Gardens which is very well placed for reach of local amenities as well as road links to the A19.

The property boasts PARKING FOR A NUMBER OF VEHICLES to the front as well as a good size GARAGE, and there is a lovely LOW MAINTENANCE GARDEN to the rear.

Briefly the accommodation comprises; hallway, kitchen/diner, spacious lounge, CONSERVATORY, bathroom and two bedrooms, both of which have built-in wardrobes with the master bedroom having an EN-SUITE. Externally there is off street parking to the front, garage and a garden to the rear. FREEHOLD. Council tax band B. Energy rating D.

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The Property Comprises

Hallway

Double glazed entrance door, storage cupboard, tiling to floor, radiator and access to the loft which has pull down ladders, lighting and is part boarded for storage.



Lounge

18'8" x 14'1" max x 10'0" min (5.69 x 4.28 max x 3.05 min) Double glazed French doors leading into the conservatory, radiator, wall mounted electric fire, double glazed window.



Conservatory

13'0" x 9'2" (3.95 x 2.79) Double glazed windows, laminate flooring, double glazed external door to the rear garden.



Kitchen/Diner

13'11" max x 12'2" max (4.24 max x 3.72 max) Fitted with a range of wall and base units with work surfaces over, integrated oven and hob with extractor hood over, integrated microwave, single drainer sink unit. Double glazed window, tiling to floor, radiator and internal door leading into the garage.



Bedroom 1

10'3" x 10'2" min (3.12 x 3.09 min) Double glazed window, built-in wardrobe, laminate flooring, radiator.



En-Suite

Comprising; shower cubicle, low level WC and wash hand basin. Tiling to walls and floor.



Bedroom 2

8'0" x 9'7" (2.44 x 2.91) Double glazed window, built-in wardrobe, laminate flooring, radiator.



Bathroom

8'2" x 5'6" (2.49 x 1.67) Comprising; bath with shower over, low level WC and wash hand basin. Tiling to walls and floor, ladder style radiator and double glazed window.



Garage

20'5" x 8'9" (6.22 x 2.66) The garage has power points and lighting and is plumbed for an automatic washing machine. There is also a door which leads to the rear garden.

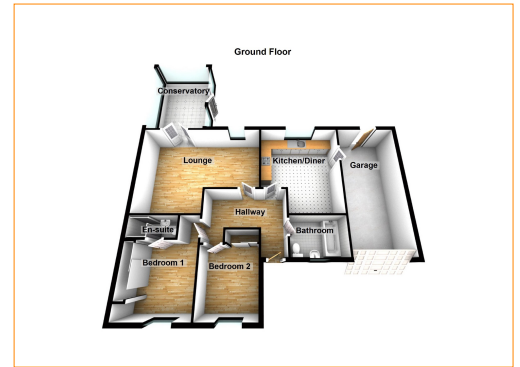


External

Externally there parking space for a number of vehicles to the front of the property as well as access to the garage. There is a lovely low maintenance garden to the rear which is mostly paved together decking and a fenced perimeter.

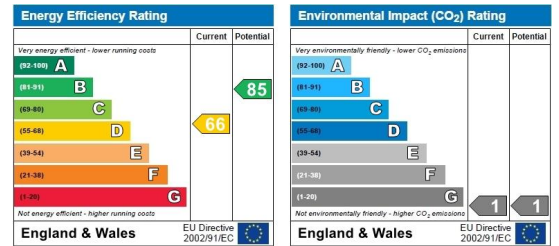


FLOOR PLANS



These plans are intended as a guide only, they are NOT TO SCALE. They are provided to give an overall impression of room layout and should not be taken as being scaled drawings.

ENERGY EFFICIENCY AND ENVIRONMENTAL IMPACT



VIEWING ARRANGEMENTS

To arrange a viewing, please call 0191 2953322 or e-mail us; info@next2buy.com

Open Hours;

Monday 9am - 6pm
Tuesday 9am - 6pm
Wednesday 9am - 6pm
Thursday 9am - 6pm
Friday 9am - 6pm
Saturday 9am - 4pm

N/B The mention of any appliances and/or services within these particulars does not imply that they are in full and efficient working order.

VIEWING APPOINTMENT

TIME

DAY/DATE

VENDORS NAME (S)

QR CODE

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