


SIGNATURE

NORTH EAST

OFFICIALLY RATED THE NO.1 ESTATE AGENT IN THE NORTH EAST





 Kirton Park Terrace, North Shields NE29 0LJ

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£229,950

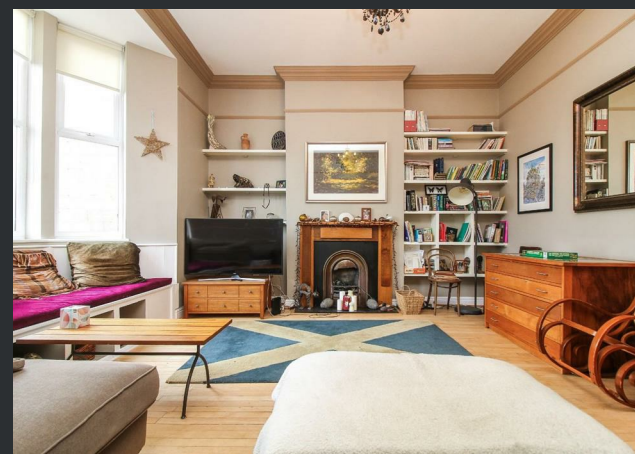
Signature North East is proud to welcome this grand three-bed end of terrace property onto the sales market. This property boasts spacious living, a large west-facing urban garden to the rear and is situated on Kirton Park Terrace, close to great schools, local amenities and public transport links into the city centre.

Beginning in an entrance lobby and hallway are the stairs leading to the first floor and access into the living room to the front. This 17 sqft room is a great size and benefits from a large bay window, solid wood flooring and a feature fireplace. Proceeding to the kitchen is a full range of freestanding units and large oven, there is also ample space for dining. Completing the ground floor is the utility room to the rear and W.C.

On the first floor finds the main bedroom to the front with another large bay window. There are an additional two bedrooms and the main family bathroom with roll-top bathtub with a shower above. From the first floor landing is access to the double insulated, boarded loft which has the potential to create additional bedrooms if buyers wish.

Externally, this property boasts an urban garden to the rear with built-in seating/planters and a large storage shed.

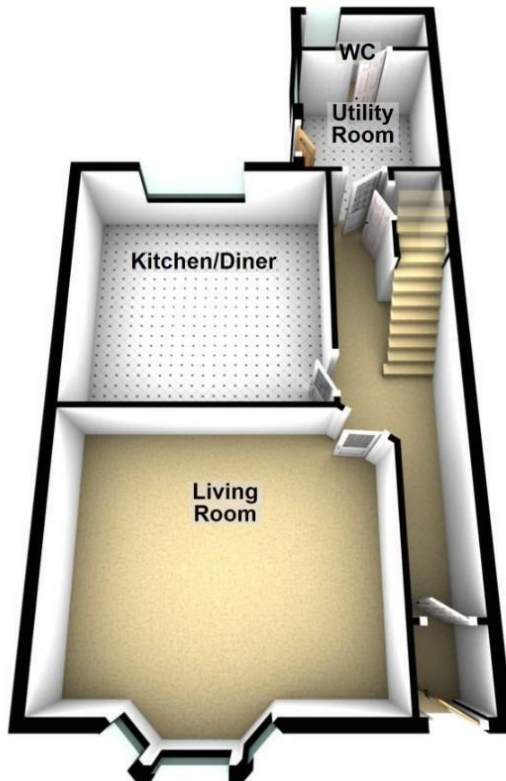
Contact Signature North East today for a viewing on 01912513344.



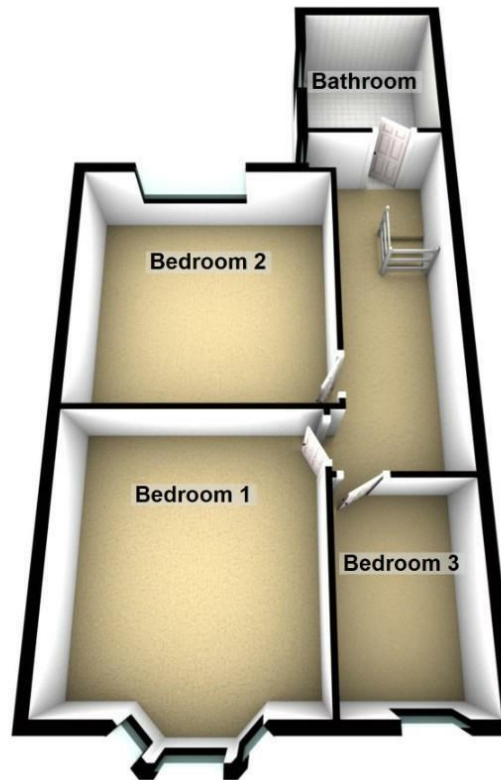
PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.

PROPERTY FLOORPLAN

Ground Floor



First Floor



Please be advised the floorplans are not drawn to scale and are to be used to give an idea of the layout of the property.
Plan produced using PlanUp.

Measurements:

Living Room
17'1" x 17'1"

Kitchen / Diner
14'1" x 13'11"

Utility Room
8'6" x 7'1"

WC
7'2" x 2'7"

Bedroom One
18'0" x 13'5"

Bedroom Two
14'3" x 13'10"

Bedroom Three
10'8" x 7'4"

Bathroom
8'9" x 7'10"

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales

EU Directive
2002/91/EC







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