



2 Malvern Road, North Shields, NE29 9EF

Asking Price £139,000

Brunton Residential are delighted to offer to the market this immaculately presented modern two bedroom apartment with no upper chain, located in Preston Grange on the outskirts of the city of Newcastle, Malvern Road is within easy reach of a range of Tynemouth, Whitley Bay and local shops including a large supermarket close by.

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Briefly comprising: - Secure communal entrance with private entrance, open plan living/dining room, modern fitted kitchen, two well-presented double bedrooms one with an en-suite shower room and a family bathroom.

Externally there are communal gardens and an allocated parking space.

North Shields offers a wide range of amenities with the famous Fish Quay boasting a plethora of bespoke dining and brasseries overlooking the picturesque marina.

LIVING ROOM

18'8" x 10'3" (5.69 x 3.12)

KITCHEN

10'5" x 9'1" (3.18 x 2.77)

BEDROOM

14'1" x 8'6" (4.29 x 2.59 (4.30 x 2.60))

BEDROOM

12'6" x 11'8" (3.81 x 3.56 (3.82 x 3.58))

ENSUITE

7'2" x 5'6" (7'3" x 5'7") (2.18 x 1.68 (2.20 x 1.70))

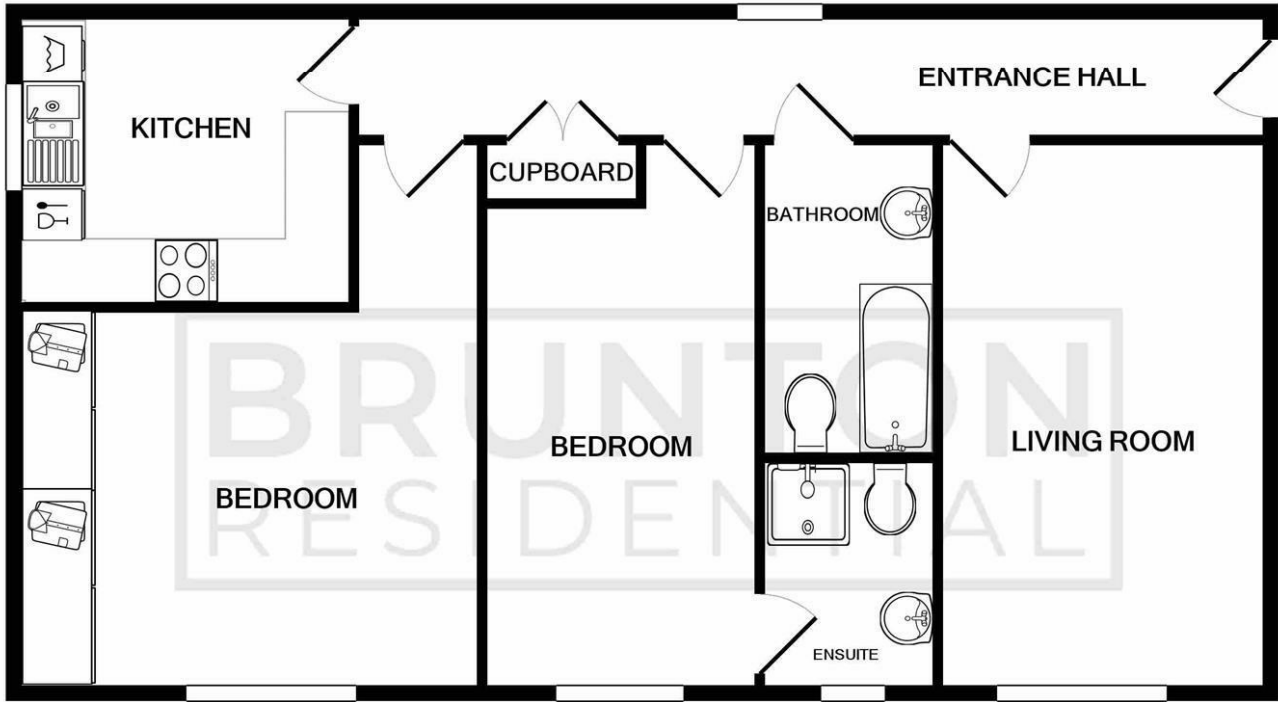
FAMILY BATHROOM

9'10" x 5'6" (3.00 x 1.68)

The information provided about this property does not constitute or form part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures & fittings and, where the property has been

extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. Reference to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.

Floor Plan



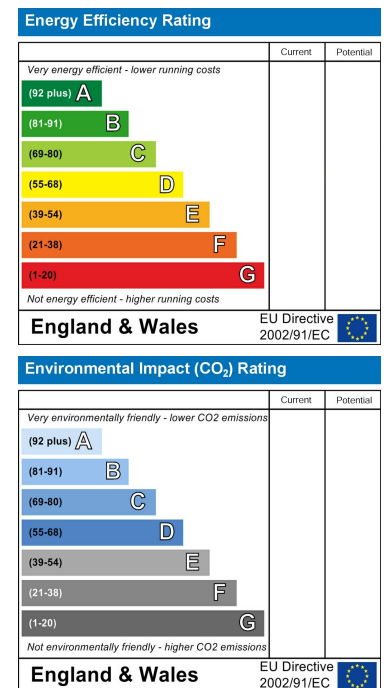
TOTAL APPROX. FLOOR AREA 823 SQ.FT. (76.5 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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Area Map



Energy Efficiency Graph



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.

2 Benton Road, High Heaton, Newcastle upon Tyne, Tyne & Wear, NE7 7DR