



## 2 bed apartment to buy in NE33

North Main Court, South Shields, Tyne and Wear, NE33 3GB

# £139,950

🛏 x2 🚿 x1 🚗 x1

Tenure

**Leasehold**

Private parking

## Property features

- ✓ 2 Bedroom apartment
- ✓ Sought after location
- ✓ Sea Views
- ✓ Allocated private parking

## Key Information

- ✓ Council Tax: Band C
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: ADSL copper wire
- ✓ Mobile signal: Good

## Description

Pattinson Estate Agents are proud to present this charming two-bedroom first-floor apartment, set in the highly sought-after Westoe Crown Village development in the picturesque coastal town of South Shields.

### Location and Surroundings

Nestled in an exceptional plot with stunning coastal views, this apartment enjoys a pedestrianised area to the front, fostering a tranquil ambiance. For added convenience, allocated parking is positioned at the rear, providing practicality alongside coastal charm. The property is ideally situated close to local amenities, shopping destinations, and reputable educational facilities. Furthermore, a variety of recreational activities are just a short distance away, offering endless opportunities to explore and enjoy the vibrant community.

### Property Features

- **Secure Entrance:** Secure entry to the building ensures privacy and safety, complemented by a well-maintained communal hallway.
- **Spacious Layout:** The apartment's welcoming entrance hallway leads to a generously sized living area, a modern kitchen, two comfortable bedrooms, and a family bathroom.
- **Outdoor Amenities:** A private gated communal seating area directly in front of the property provides an ideal space for relaxation, while the allocated parking space to the rear adds convenience.

### Ideal for Diverse Buyers

These properties are a firm favourite among first-time buyers, professionals, and investors alike. The combination of coastal living, elegant design, and prime location ensures its wide appeal. Early viewing is highly recommended to truly appreciate the quality and lifestyle this apartment has to offer.

Contact Us - For further information or to arrange a viewing, please contact our South Shields team.

Council Tax Band: C

Tenure: Leasehold

Length of Lease: 132

Annual Ground Rent Amount: £196.00

Ground Rent Review Period: £98 every 6 month

Annual Service Charge Amount: £900.00

Price: £139,950

Property Type: Apartment

Parking: Private

Construction materials: Brick and block

Roofing type: Asphalt shingles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Source of flood: Other

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

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

Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire

Mobile signal coverage: Good

## Living Room

Front aspect UPVC double glazed windows. GCH radiator. Carpet flooring



## Kitchen

Front aspect UPVC double glazed window. GCH radiator. Tile flooring. Wall and base cabinets. Integrated oven, hob and extractor. Stainless sink. Plumbing for washing machine



## Bedroom 1

Rear aspect UPVC double glazed window. GCH radiator. Carpet flooring



## Bedroom 2

Rear aspect UPVC double glazed window. GCH radiator. Carpet flooring



## Family Bathroom

Rear aspect UPVC double glazed window. GCH radiator. Tiled walls and flooring. Bath with shower and shower screen. Pedestal basin, and low level W/C





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

**235 Church Street, Blackpool, Lancashire, FY1 3PB, <http://www.kenricksestateagents.co.uk/>**

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