SIGNATURE

NORTH EAST

CREATING MOVES, BUILDING RELATIONSHIPS,

Exceeding Expectations



FOR SALE

Smiths Dock

NORTH SHIELDS, NE29 6TA

OFFERS OVER

£399,950

4 BEDROOMS · 2 BATHROOMS · 2 RECEPTIONS

WEARESIGNATURE.CO.UK

THE PROPERTY

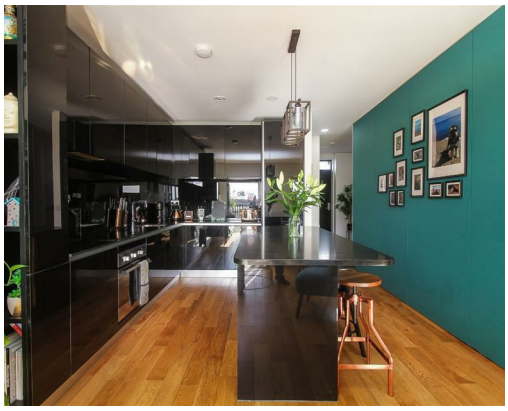
Smiths Dock

OFFERS OVER £399,950 · FREEHOLD

Signature North East are delighted to welcome to the market this exceptional four-bedroom townhouse, ideally situated within the highly sought-after Smith's Dock development on The Plateau, North Shields. Occupying a prime waterside position, this superb home enjoys close proximity to the River Tyne, the vibrant Fish Quay and the beautiful beaches of Tynemouth. Residents benefit from scenic riverside walks, an ever-growing selection of local amenities and excellent transport links via North Shields Metro, providing easy access into Newcastle city centre. This is a fantastic opportunity to acquire a stylish home in a thriving and well-connected coastal location.

Set across three well-designed floors, the property offers spacious and versatile accommodation throughout. Upon entering, a welcoming central hallway provides access to a convenient ground floor W.C. and leads through to the impressive open-plan kitchen, dining and living area. The kitchen is fitted with an abundance of attractive wall and base units, sleek worktops and a central island with seating for casual dining, alongside integrated appliances including an oven, hob and fridge/freezer. The living area opens directly onto the rear decking, creating an ideal space for entertaining. Completing the ground floor is a versatile study, currently utilised as a home office but equally well suited as a fourth bedroom, offering excellent flexibility to suit a variety of lifestyles.

The first floor hosts two generously sized double bedrooms, both offering ample space for furnishings, with the second bedroom benefiting from its own private balcony. A stylish family bathroom serves this floor and comprises a bath with overhead shower, hand basin and W.C. Occupying the entire second floor is the impressive principal suite, featuring a spacious bedroom featuring a walk-in wardrobe and a contemporary en-suite shower room as well as a sitting room providing an additional reception space.

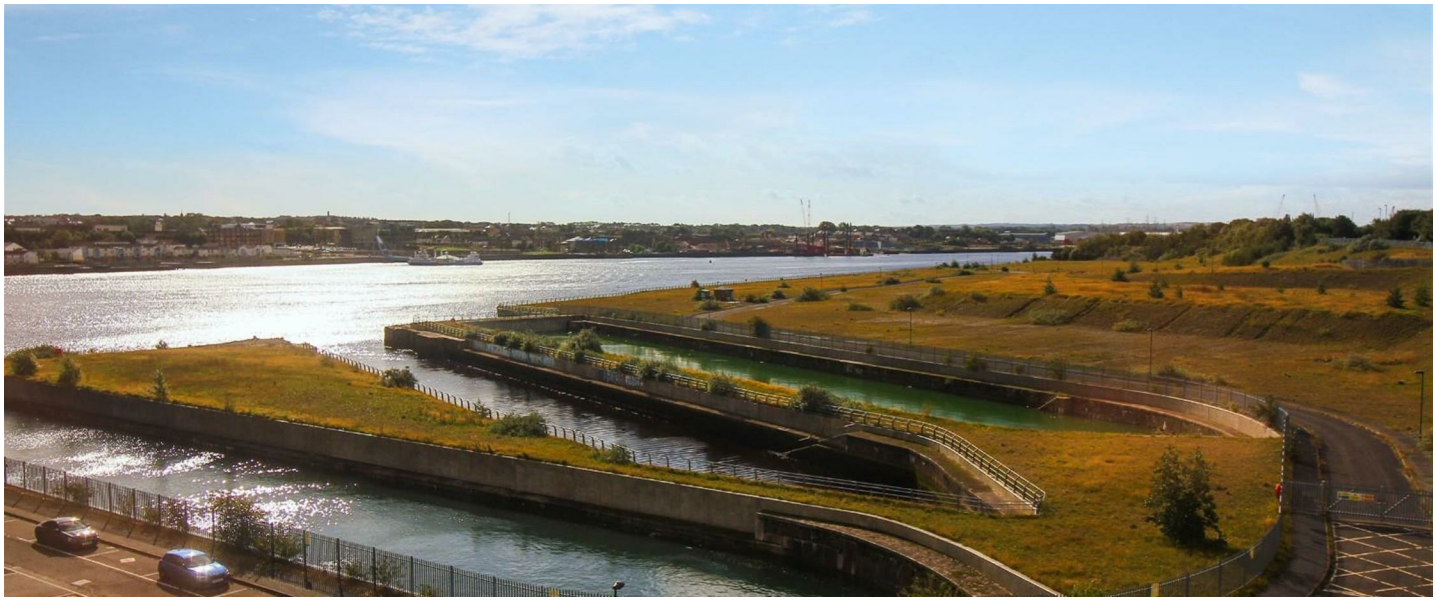




KEY FEATURES

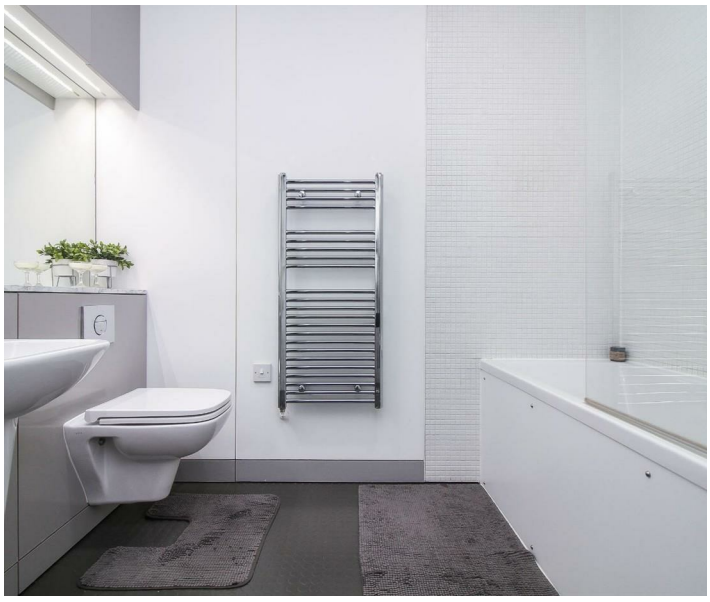
- Exceptional four-bedroom townhouse set within the highly desirable Smith's Dock development, North Shields
- Prime waterside location close to the River Tyne, Fish Quay & Tynemouth's award-winning beaches
- Open-plan kitchen, dining & living area with central island & doors opening onto the rear decking
- Flexible study on the ground floor, ideal as a home office or fourth bedroom
- Impressive principal suite occupying the entire second floor with walk-in wardrobe, en-suite & separate sitting room
- Private driveway, rear waterside decking & excellent transport links via North Shields Metro to Newcastle city centre

- Council Tax Band B
- EPC Rating B




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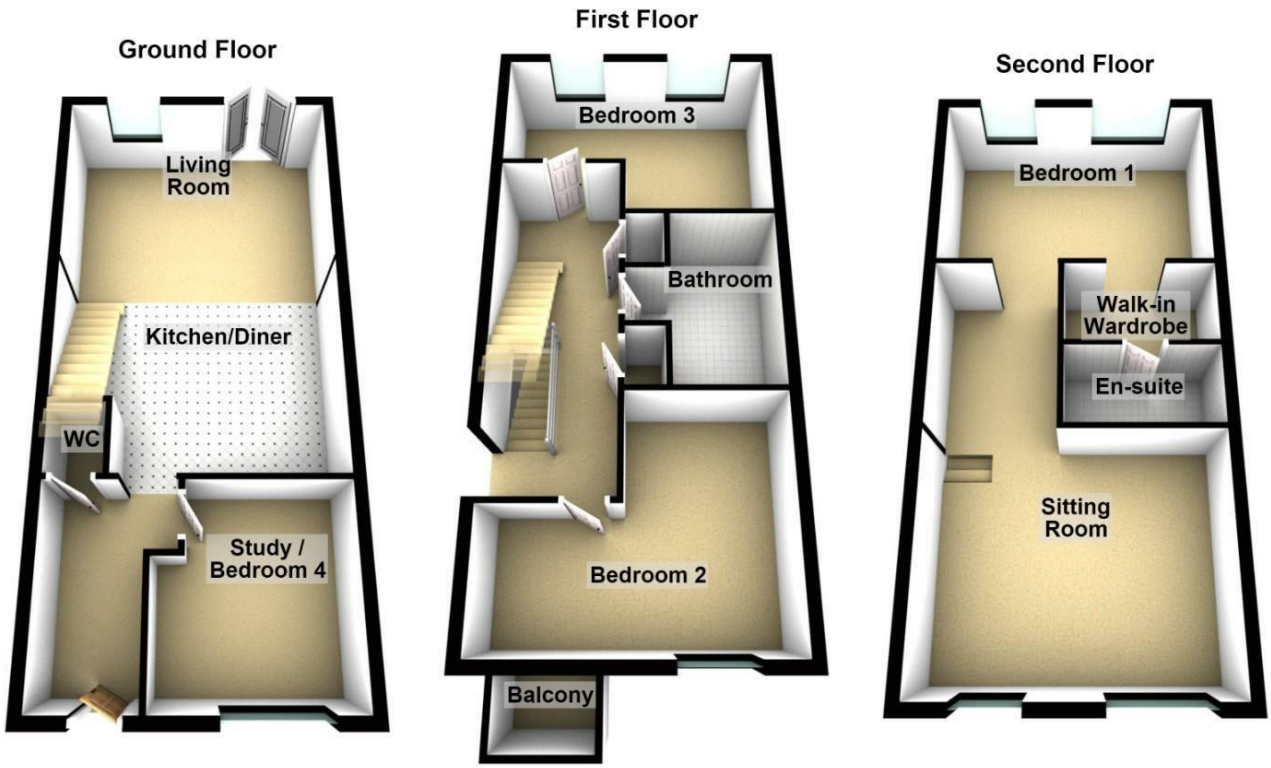




ACCOMMODATION

Room Dimensions

FLOOR PLAN



Total area: approx. 144.1 sq. metres (1551.1 sq. feet)

These particulars are a guide only and do not form part of any offer or contract. Measurements are approximate. Signature North East Limited · Company No. 08183094 · Member of The Property Ombudsman.