FOR SALE

2B ARGYLE STREET, TYNEMOUTH NE30 4EX
£249,950



2 BEDROOM FLAT/APARTMENT

- TWO BEDROOM FIRST FLOOR APARTMENT
- HIGHLY SOUGHT AFTER RESIDENTIAL LOCATION
- ELEGANT RECEPTION ROOM
- MODERN KITCHEN
- BEAUTIFUL BATHROOM WC
- SHARED SOUTH FACING REAR YARD
- NO UPPER CHAIN
- EPC RATING D

VIEW PROPERTY

COMMUNAL ENTRANCE

LANDING

RECEPTION ROOM
15'4 x 12'4

KITCHEN
9'9 x 8'7

BEDROOM
15'5 x 12'7

BEDROOM
11'2 x 6'6

BATHROOM WC
10 x 6'6

REAR YARD

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Situated in the heart of the highly sought-after coastal village of Tynemouth, this beautifully presented two-bedroom first floor apartment offers an exceptional opportunity to acquire a stylish home in one of the North East's most desirable locations. Renowned for its award-winning beaches, vibrant cafés, independent boutiques, restaurants, historic Priory and Castle, weekend markets and excellent Metro links, Tynemouth continues to attract a wide range of buyers seeking an enviable coastal lifestyle. Offered for sale with no upper chain, this elegant apartment seamlessly combines contemporary styling with charming period features and boasts a superb layout ideally suited to first-time buyers, professionals, downsizers or those seeking a weekend retreat.

Accessed via a communal entrance serving just three apartments, stairs lead to the first floor where the landing provides access to the accommodation. The light and elegant reception room is a wonderful living space, featuring a characterful recess to the chimney breast with an attractive wooden beam, creating a lovely focal point, while a door leads through to the stylish kitchen. Fitted with a modern range of units complemented by wood work surfaces, the kitchen incorporates an integrated oven, hob, chimney-style extractor hood and fridge freezer, with space provided for a washing machine. A rear hall gives access to the contemporary bathroom and stairs descend to the shared rear yard.

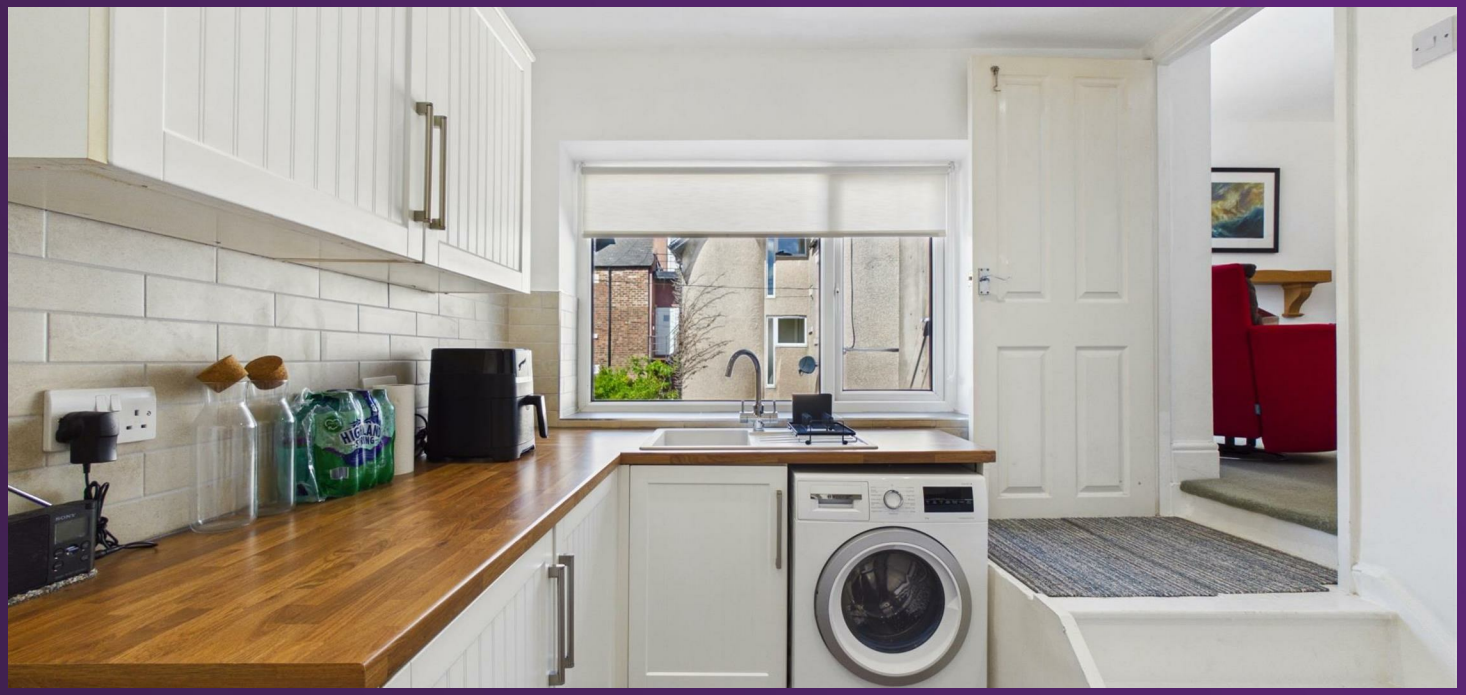
There are two well-proportioned bedrooms together with a beautifully appointed bathroom, complete with a walk-in rainfall shower, vanity wash hand basin with drawers beneath and a low level WC, finished in a sleek contemporary style. Externally, the shared rear yard enjoys a sought-after south-facing aspect.

A superb apartment in an outstanding location, where the lifestyle on offer is every bit as impressive as the accommodation itself.

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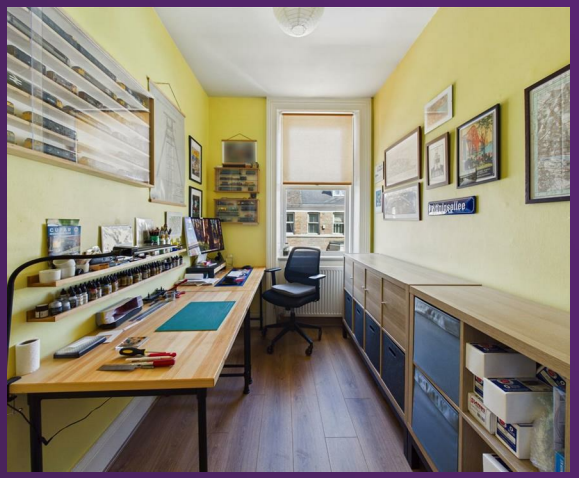
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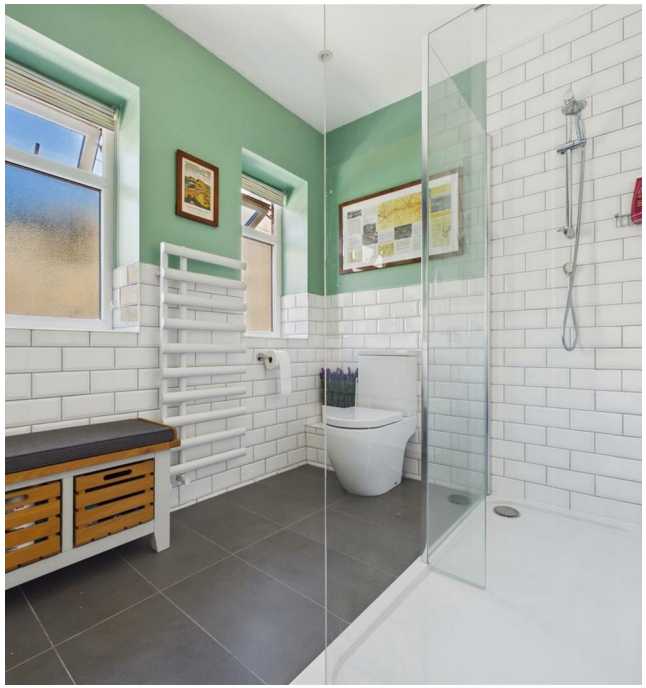


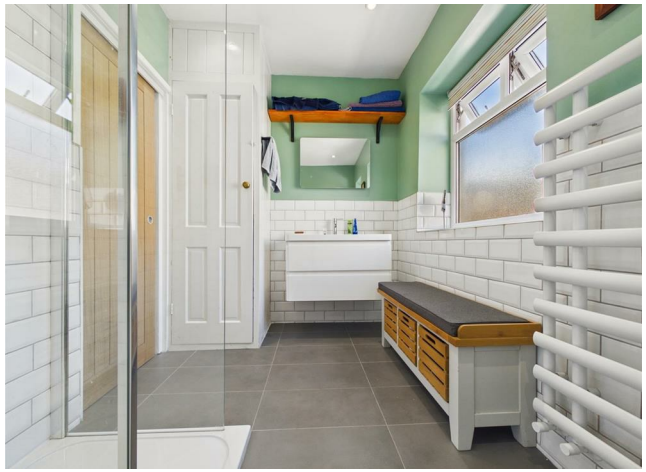




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FLOORPLAN

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SMOKE ALARMS

It is important that, where not already fitted, suitable smoke alarms are installed for the personal safety of the occupants of the property. These must be regularly tested and checked.

APPLIANCES AND SERVICES

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

VIEW PROPERTY

THE PROPERTIES MISDESCRIPTION ACT, 1991

While these particulars have been carefully compiled and are believed to be accurate, no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. None of the items in the sales of working or running nature such as central heating installations or mechanical equipment (where included in the sales) have been tested by us and no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. Any photographs used are purely illustrative, and may demonstrate only the surroundings.

They are not therefore taken as indicative of the extent of the property, or that the photograph is taken from the boundaries of the property, or of what is included in the sale.

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