SIGNATURE

NORTH EAST

CREATING MOVES, BUILDING RELATIONSHIPS,

Exceeding Expectations



FOR SALE

Trevelyan Close

SHIREMOOR, NEWCASTLE UPON TYNE, NE27 0FJ

OFFERS OVER

£128,000

2 BEDROOMS · 2 BATHROOMS · 1 RECEPTIONS

WEARESIGNATURE.CO.UK

THE PROPERTY

Trevelyan Close, Shiremoor

OFFERS OVER £128,000 · LEASEHOLD

Signature North East is delighted to welcome to the market this chain-free, ground floor two-bedroom flat, situated within a modern apartment block on the popular Trevelyan Close in Shiremoor. Ideally positioned within walking distance of both Northumberland Park and Shiremoor Metro stations, the property also benefits from excellent road links to Newcastle, the A19 and the Tyne Tunnel, making it perfect for commuters. A range of local shops and amenities at Northumberland Park are just a short stroll away, while Silverlink Retail Park is only a short drive from the property. Residents can also enjoy nearby green spaces and the beautiful North East coastline, offering the perfect balance of convenience and leisure.

Accessed via a secure communal entrance, the apartment welcomes you into a spacious hallway complete with useful storage. The heart of the home is the impressive open-plan living room and kitchen, creating a bright and sociable living space. The living area features a stylish media wall and dual windows that allow plenty of natural light to fill the room. The generously sized kitchen is fitted with an attractive range of wall and base units and benefits from integrated appliances, including a fridge freezer, dishwasher and washing machine.

The apartment offers two well-proportioned double bedrooms, with the principal bedroom enjoying the added luxury of a modern en-suite shower room. Completing the internal accommodation is a contemporary family bathroom, fitted with a bathtub, wash hand basin and WC, finished to a high standard.

Externally, the property benefits from an allocated parking space to the rear of the apartment block, providing convenient off-street parking. Offered to the market with no onward chain, this well-presented apartment is an excellent opportunity for first-time buyers, professionals, downsizers or investors seeking a property in a well-connected and highly desirable location.





KEY FEATURES

- The property benefits from being Chain-free
- Two-bedroom apartment in a modern Shiremoor development
- Walking distance to Northumberland Park & Shiremoor Metro stations
- Spacious open-plan living area with media wall & integrated kitchen appliances
- Two double bedrooms, including a principal bedroom with en-suite shower room
- Allocated parking space with excellent access to local amenities, the coast & major road links

- Council Tax Band B
- EPC Rating B









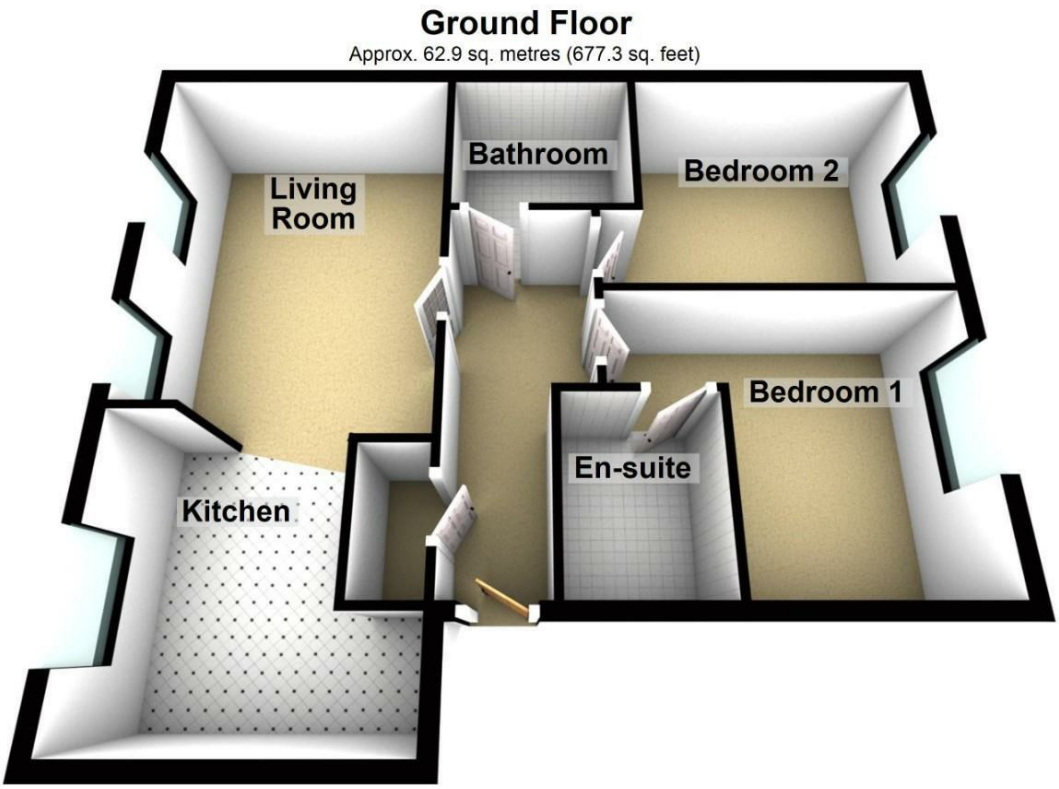


ACCOMMODATION

Room Dimensions

Living Room	4.65 x 3.42 (15'3" x 11'2")	Bedroom Two	3.94 x 2.87 (12'11" x 9'4")
Kitchen	3.42 x 3.33 (11'2" x 10'11")	Bathroom	2.14 x 1.8 (7'0" x 5'10")
Bedroom One	3.94 x 3.36 (12'11" x 11'0")		
En Suite	2.15 x 1.69 (7'0" x 5'6")		

FLOOR PLAN



Total area: approx. 62.9 sq. metres (677.3 sq. feet)

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.

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.