

SIGNATURE

NORTH EAST

OFFICIALLY RATED THE NO.1 ESTATE AGENT IN THE NORTH EAST





📍 Norham Road, North Shields NE29 7AR

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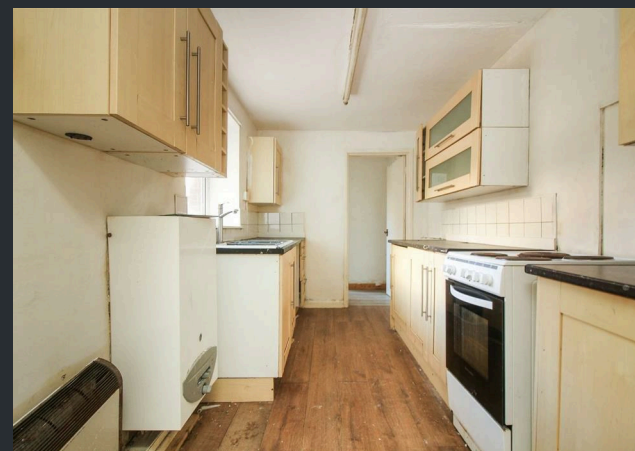
Offers Over £60,000

An excellent opportunity to acquire this well-presented two-bedroom ground floor flat, ideally located in the highly sought-after coastal residential area of North Shields. This property is perfectly suited for investors or first-time buyers looking to secure a home in a thriving community.

The accommodation briefly comprises a spacious living and dining area, a fitted kitchen, two well-proportioned bedrooms, and a family bathroom, offering a comfortable and versatile layout.

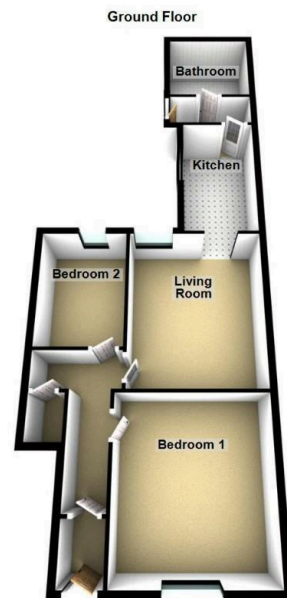
Externally, the property benefits from on-street parking to the front. The surrounding area boasts an array of local amenities, including shops, schools, and leisure facilities, all within walking distance.

North Shields is renowned for its vibrant lifestyle and excellent connectivity. Nearby, the Royal Quays Outlet and the stunning marina provide ample shopping and leisure options, while the regenerated North Shields Fish Quay is a hub of elite dining and cosmopolitan charm. Convenient access to major road links ensures seamless travel to Newcastle city centre, the coast, and neighbouring towns.



PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.

PROPERTY FLOORPLAN



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.

Measurements:

Living Room
14'5" x 12'0"


Kitchen
12'0" x 6'11"

Bedroom One
14'4" x 12'11"

Bedroom Two
10'9" x 7'9"

Bathroom
8'3" x 7'3"

Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		77
(55-68) D		
(39-54) E	43	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC 	





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