

SIGNATURE

NORTH EAST

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📍 Smiths Dock, North Shields NE29 6TA

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Asking Price
£425,000

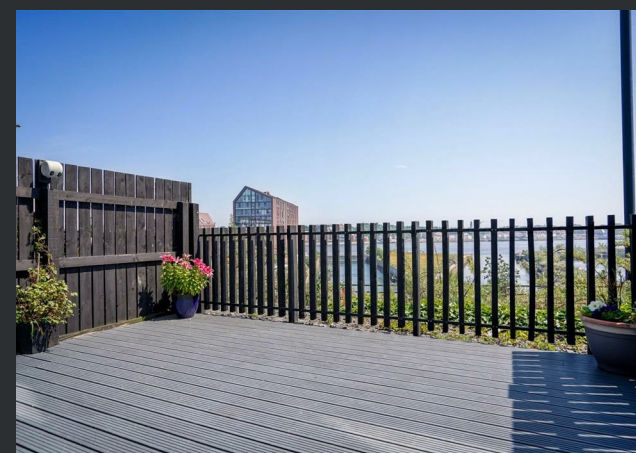
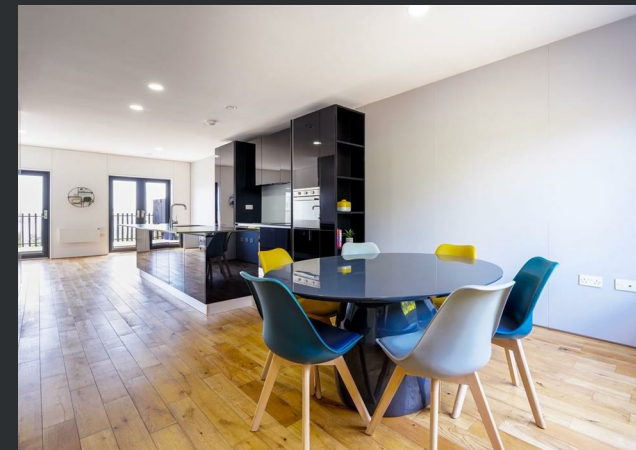
We are delighted to welcome to the market this impressive four-bedroom terraced home, situated within the highly sought-after Smith's Dock development on The Plateau, North Shields. Positioned in a prime waterside location, the property sits close to the River Tyne, Fish Quay and the beautiful beaches of Tynemouth. The area offers scenic riverside walks, a growing selection of local amenities and excellent transport links via North Shields Metro, providing easy access into Newcastle city centre. This is a superb opportunity to acquire a home in a vibrant and well-connected coastal setting.

Upon entering, you are greeted by a spacious and contemporary open plan ground floor, thoughtfully designed for modern living. The stylish kitchen/diner features a central island with space for casual seating, a range of wall and base units, and integrated appliances including a dishwasher, fridge freezer, oven and hob. There is ample space for a dining table, making it ideal for both everyday use and entertaining. The kitchen flows seamlessly into the generous living room, which provides plenty of space for furnishings and opens onto a large balcony, perfectly suited for outdoor seating and enjoying views across the river. A convenient W.C completes this level.

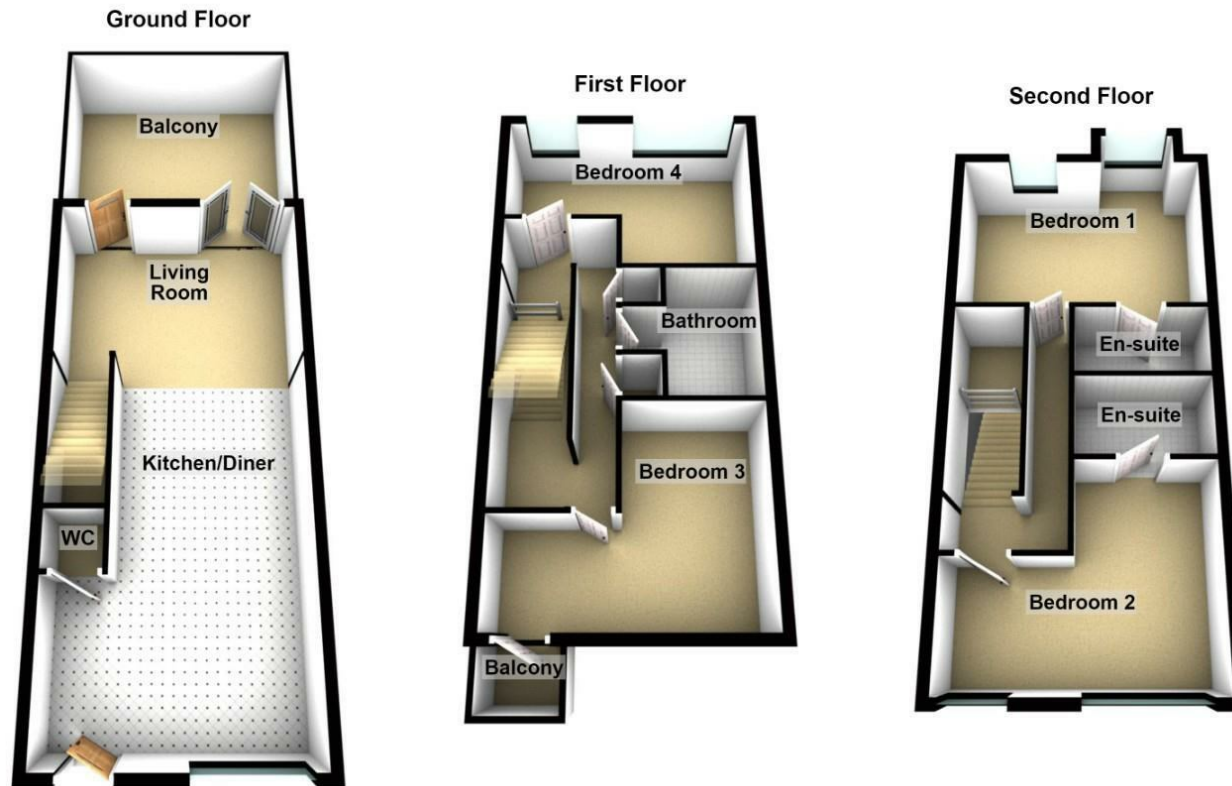
Continuing to the first floor, the property offers two well-proportioned bedrooms, both comfortably accommodating a double bed along with additional furnishings. Bedroom three benefits from a front-facing balcony, adding a further touch of versatility and outdoor space. This floor is completed by the family bathroom, fitted with a bathtub, hand basin and W.C. Moving to the second floor, you will find two further spacious bedrooms, both of which benefit from their own en-suite shower rooms comprising a shower, hand basin and W.C.

Externally, the property benefits from a driveway to the front providing off-street parking, as well as an additional allocated parking space. The property also enjoys well-maintained communal grounds for residents.

Offering generous accommodation across three floors, modern interiors and a superb riverside location, this home is perfectly suited to a range of buyers seeking coastal living with excellent connectivity.



PROPERTY FLOORPLAN



Total area: approx. 134.0 sq. metres (1442.6 sq. feet)

Measurements:

Living Room
10'2" x 14'11"

Kitchen / Diner
22'4" x 14'11"

WC
3'4" x 3'2"

Bedroom One
10'2" x 14'11"

En Suite
3'10" x 7'10"

Bedroom Two
14'11" x 12'2"

En Suite
3'10" x 7'10"

Bedroom Three
14'11" x 12'2"

Bedroom Four
10'2" x 15'7"

Bathroom
5'4" x 8'0"

Energy Efficiency Rating

| | Current | Potential |
|---|-------------------------|-----------|
| Very energy efficient - lower running costs | | |
| (92 plus) A | | 94 |
| (81-91) B | 85 | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | EU Directive 2002/91/EC | |





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