SIGNATURE

NORTH EAST

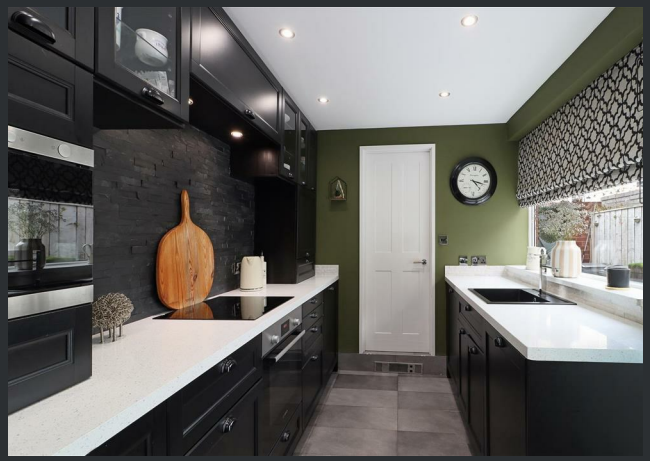
OFFICIALLY RATED THE NO.1 ESTATE AGENT IN THE NORTH EAST

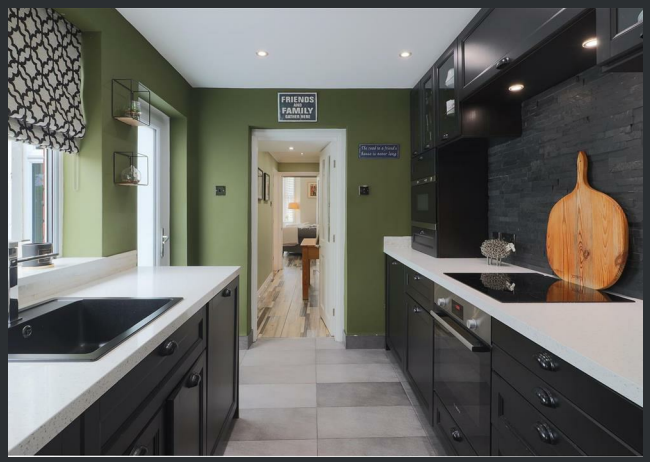
AWARDED
Best
Estate Agency
North East England
2018 & 2019

Percy Avenue, Cullercoats NE30 4PE

Percy Avenue,
Cullercoats NE30 4PE

Asking Price
£175,000





Signature North East are delighted to welcome to the market this charming one-bedroom ground floor Tyneside flat, ideally positioned on the sought-after pedestrianised Percy Avenue, Cullercoats. Perfectly placed for coastal living, the property is within easy reach of Cullercoats Bay and seafront, alongside a range of local shops, cafés and everyday amenities. Cullercoats Metro Station offers excellent transport links towards Newcastle and Whitley Bay, while neighbouring Tynemouth and Whitley Bay provide an extensive choice of shops, restaurants, cafés and leisure facilities.

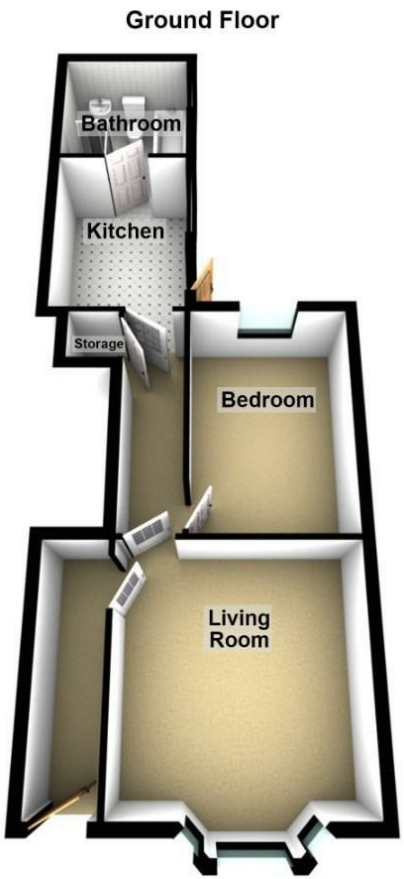
Enter via the central hallway and first step into the sizable living room, offering ample space for desired furnishings. The room benefits from a charming bay window and feature fireplace, creating a welcoming focal point. The kitchen provides excellent storage via attractive wall and base units, complemented by sleek worktops, with an integrated oven and hob. Access to the rear yard is also provided from the kitchen.

Continuing through the property, the well-proportioned bedroom comfortably accommodates a double bed alongside additional furnishings. Completing the accommodation is the stylish bathroom, fitted with a bathtub, walk-in shower, hand basin and W.C.

Externally, the property boasts a well-maintained rear yard, providing the perfect space for outdoor furniture and enjoying the warmer months. Parking is also available to the rear of the property for one car.

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

PROPERTY FLOORPLAN



Total area: approx. 46.7 sq. metres (502.9 sq. feet)

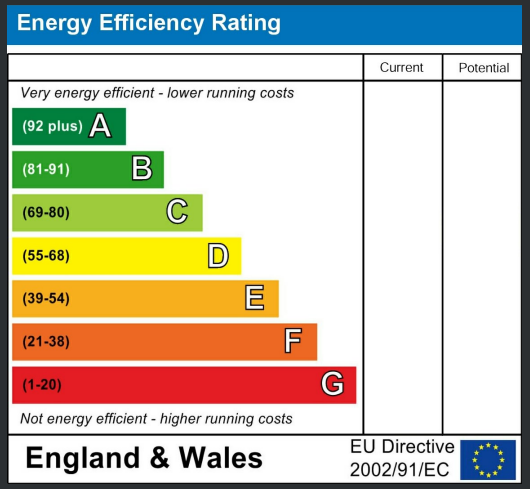
Measurements:

Living Room
12'5" x 12'1"

Kitchen
10'2" x 7'6"

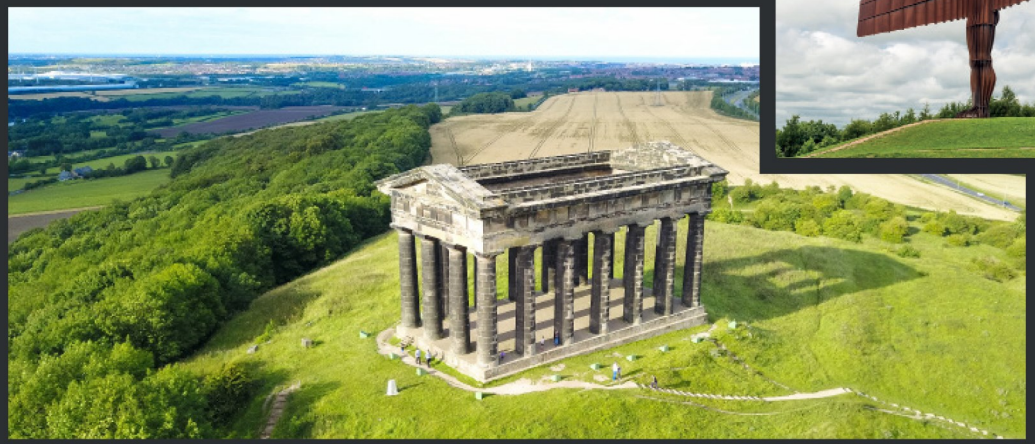
Bedroom
12'9" x 8'6"

Bathroom
7'2" x 7'6"



★★★★★ More 5 Star Customer Reviews than any other Agent based in the North East on allAgents.co.uk

AWARDED Best Estate Agency North East England 2018 & 2019



SALES | **LETTINGS** | **FINANCE** | **LAW**

WE COVER THE WHOLE OF THE NORTH EAST

Whitley Bay 0191 251 3344	Cramlington 01670 897 213	Tynemouth 0191 296 6689	Morpeth 01670 513 966	Ponteland 01661 820 082	Wallsend 0191 432 4151	Alnwick 01665 511 800	Heaton 0191 432 4275	Forest Hall 0191 266 9966	Other locations 0191 640 3523
Newcastle 0191 640 2284	Durham 0191 303 8252	Gosforth 0191 640 3523	Sunderland 0191 543 6390	Whickham 0191 432 5102	Gateshead 0191 432 4294	Jesmond 0191 281 1037	Killingworth 0191 640 3602	Ryton 0191 413 9845	Head Office & Lettings 0191 253 4815

*Highest recommended 5-star reviews than any other Estate Agent based in the North East on allAgents.co.uk - The UK's Largest Customer Review Website for the Property Industry & Awarded Best Estate Agency 2018 & 2019 - North East England by SME News