



# 19 Benton Park Road

South Gosforth



SANDERSON  
YOUNG



## 19 Benton Park Road South Gosforth, NE7 7LX

Ground Floor 'Tyneside' Flat Offering Lounge/Diner, Kitchen, Two Bedrooms, Bathroom, Shared Rear Courtyard & No Onward Chain! This two bedroom, lower 'Tyneside' apartment is located on Benton Park Road, South Gosforth.

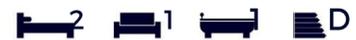
The apartment is situated close to the shops, amenities and transport links of Benton Park Road and is also placed only a short walk into South Gosforth with The Brandling Villa Public House and Sainsburys Local. The flat is also placed close to The Freeman Hospital, The Ministry and Longbenton Metro Station offering excellent transport links into Newcastle City Centre and beyond.

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### Price Guide:

Offers Over £115,000

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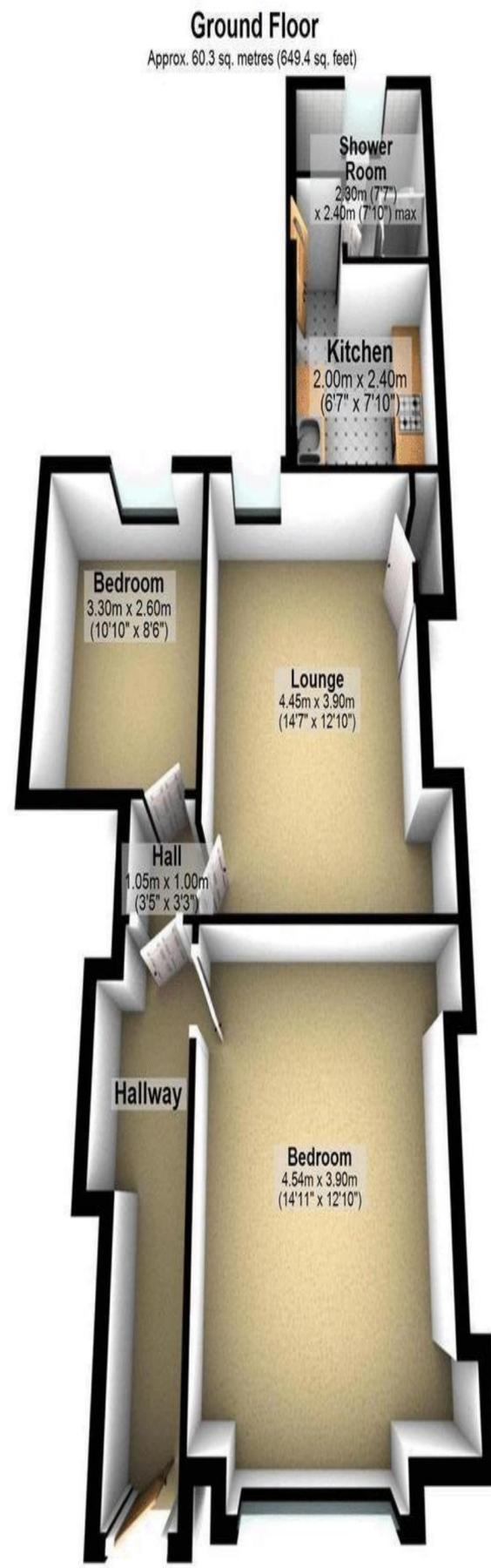


The internal accommodation comprises: Lobby | Entrance hall with under-stairs store | Lounge/Diner with window overlooking the rear courtyard | Kitchen with door to courtyard | Bathroom | Two Bedrooms are found from the main hallway | Bedroom one is a comfortable double with south facing walk-in bay window | Bedroom two is placed to the rear and also offers a window overlooking the rear courtyard.

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Total area: approx. 60.3 sq. metres (649.4 sq. feet)



Externally, the property benefits from a front town garden and a shared rear courtyard with gated access out onto the rear service lane.

Available for immediate possession, this ground floor apartment could offer an excellent opportunity to be refurbished as a private dwelling or also as an excellent buy-to-let generating a solid income.

Services: Mains electric, gas, water and drainage | Tenure: Leasehold | Council Tax: Band A | Energy Performance Certificate: Rating D