



Warton Terrace, Heaton  
Offers in excess of £160,000

**JACK  
HARRISON  
ESTATES**

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AVAILABLE WITH NO ONWARD CHAIN THIS WELL APPOINTED 3 BEDROOM FIRST FLOOR FLAT SITUATED WITHIN CLOSE PROXIMITY OF ALL OF THE AMENITIES THAT CHILLINGHAM ROAD HAS TO OFFER. The accommodation comprises: Entrance hall, lounge, fitted kitchen, 3 bedrooms and a wet room/shower room/WC. Additional benefits include gas central heating and double glazing. Externally, there is a shared yard to the rear.

Lounge: 14'8 x 12'3: Double glazed window to the rear, fitted gas fire, telephone point, television point, telephone point, coving to ceiling, radiator and radiator.

Kitchen: 6'8 x 8'0: Fitted with a range of wall and base units, work surfaces, single bowl sink unit, built in electric oven, built in electric hob, space for washing machine, part tiled walls, combi boiler, radiator and double glazed window to the size.

Bedroom 1: Double glazed bay window to the front, alcoves, ceiling rose, coving to ceiling, fitted gas fire, telephone point, television point, carpet and double radiator.

Bedroom 2: 11'0 x 8'2: Double glazed window to the rear, coving to ceiling, carpet and radiator.

Bedroom 3: 11'6 x 8'4: Double glazed window to the front, coving to ceiling, carpet and radiator.

Shower room/WC: 7'0 x 5'0: White 3 piece suite comprising a step in shower cubicle, hand basin and WC. Tiled walls, double radiator, extractor fan and double glazed frosted window to the rear.

Rear yard: Shared.

