



9 Hawthorn Court, Hawthorn Road
Gosforth





9 Hawthorn Court, Hawthorn Road, Gosforth, Newcastle upon Tyne NE3 4TZ

Guide Price £245,000

Situated on the second (top) floor of the front block of this impressive purpose development of luxury apartments is this lovely two bedroom property. The apartments were constructed in 2001 on the former site of the police station on Hawthorn Road. They are ideally located for its very convenient and immediate access to the high street with its shops, banks and offices. This apartment enjoys a favourable position overlooking the rear gardens with its westerly aspect, as well as the courtyard and car parking in the foreground. The property has the added benefit of having a 1^{1/2} width parking bay, situated closest to the apartments themselves. The rear courtyard and parking is secure with electrically operated gated access. The communal areas are attractive and well presented with secure entry access to the front and rear. The apartment internally has been extensively renovated, refurbished and improved in recent months with new flooring, carpets and Karndean flooring to the bathrooms and kitchen.

The accommodations includes: A lovely entrance reception hall with airing cupboard and storage space | Access to the large open plan lounge/dining room which has an attractive fireplace with feature inset electric fire | Kitchen/breakfast room which has recently benefited from granite worktop surfaces, and new granite breakfasting bar. The kitchen features an extensive arrangement of modern day electrical appliances including a built in washing machine, oven, four ring hob and fridge freezer | Master bedroom with built in wardrobes and storage cupboards with en suite shower room/wc, beautifully tiled and finished with newly fitted, good quality shower | Double bedroom with built in double wardrobe | Family bathroom/wc which has been completely refurbished with new tiling and shower Flat 9 within Hawthorn Court is a very well appointed apartment with immediate vacant possession.

Viewing is highly recommended to avoid later disappointment.

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

AGENTS NOTE - In accordance with the Estate Agents Act of 1979 all potential purchasers should be aware that the property is owned by an employee of Sanderson Young.





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