

£205,000**Sherfield Drive, Cochrane Park, NE7**

- Semi detached house
- No chain
- Westerly rear garden
- Two bedrooms
- Double glazing
- Driveway
- Freehold
- Gas central heating (not seen working)
- Garage

No onwards chain.

Noel Harris Residential Sales present this good sized two bedroomed semi detached house which is located within the sought after area of Cochrane Park. The house requires improvement and modernisation but does benefit from gas central heating (not seen working) and double glazing. Other attractions include a good sized garage and westerly rear garden.

The location offers easy access to local walks and bridlepaths as well as having Sainsbury and The Gym nearby. There are buses into Newcastle and the Coast available within 15 minutes walk from the property at Benton Road and also at the

Coast Road.

Energy rating D. Council tax band B. Freehold.

Sherfield Drive, Cochrane Park, NE7

Hallway

Radiator.

Living room

With bay window, radiator and wood burning stove.

Dining room

With radiator and cupboard.

Kitchen

With radiator and fitted units.

Garage

First floor landing

Bathroom

With white suite. Radiator.

Bedroom one


Bedroom two

Outside

Garden and driveway to front Garden to rear, westerly aspect. Larger sized single garage.

Floor plan

A floor plan has been provided as a rough guide only. It must not be relied upon for scale or accuracy.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		83
(69-80) C		
(55-68) D	55	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	





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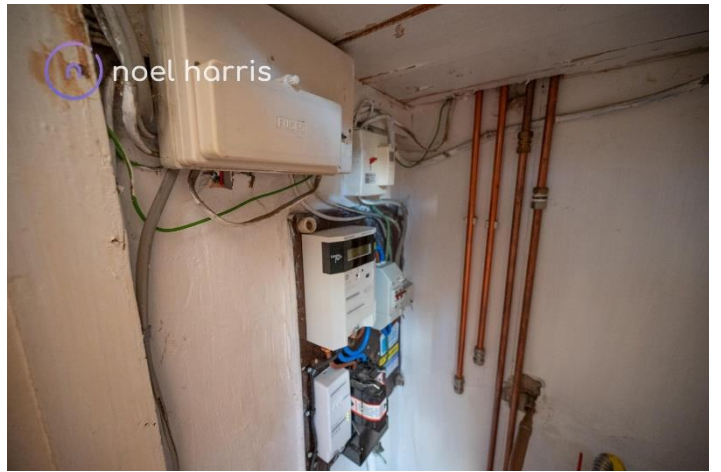
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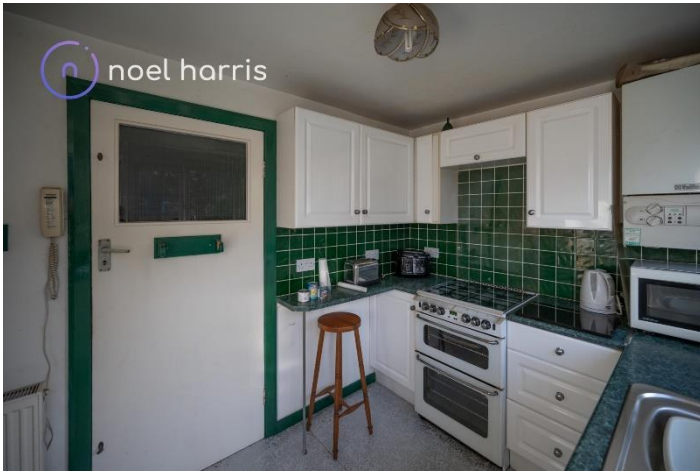
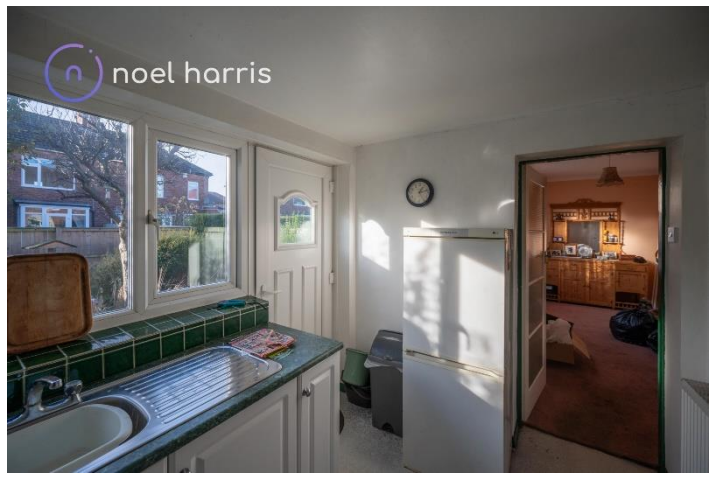
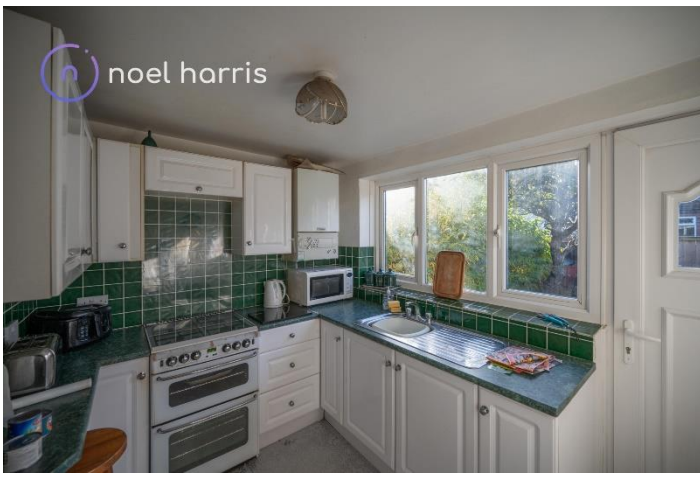
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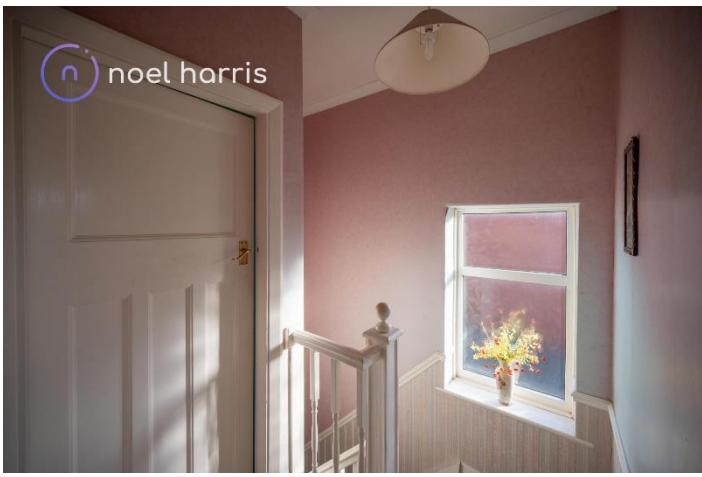


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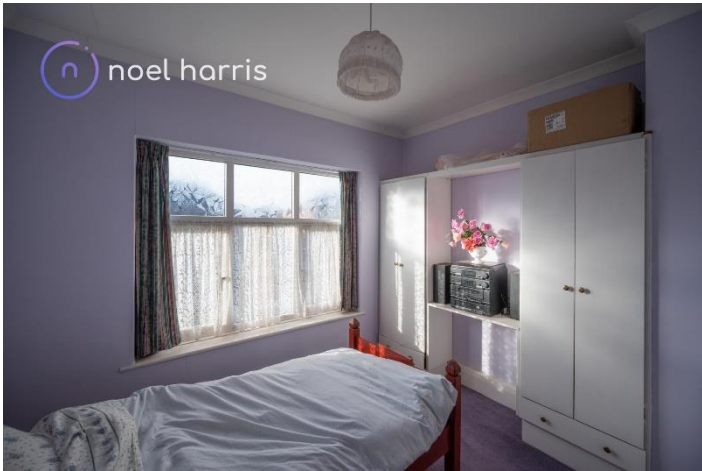




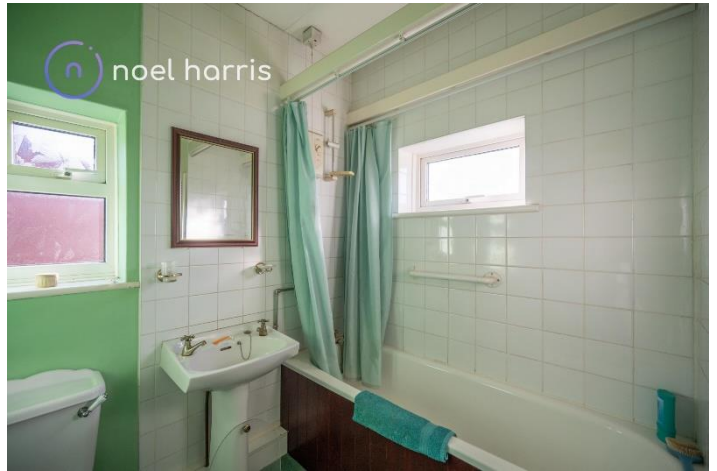
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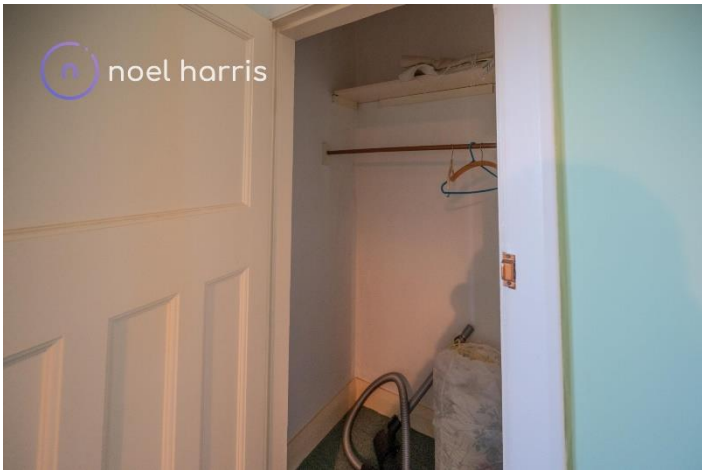
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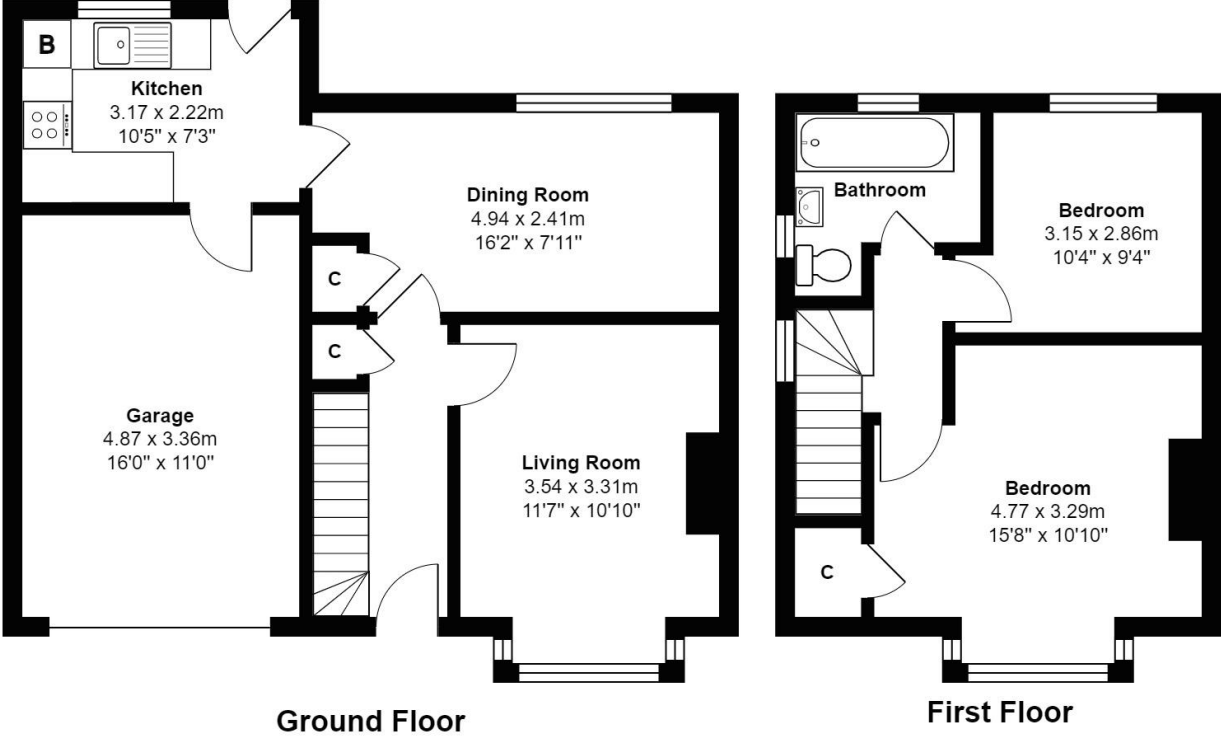


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Sherfield Drive

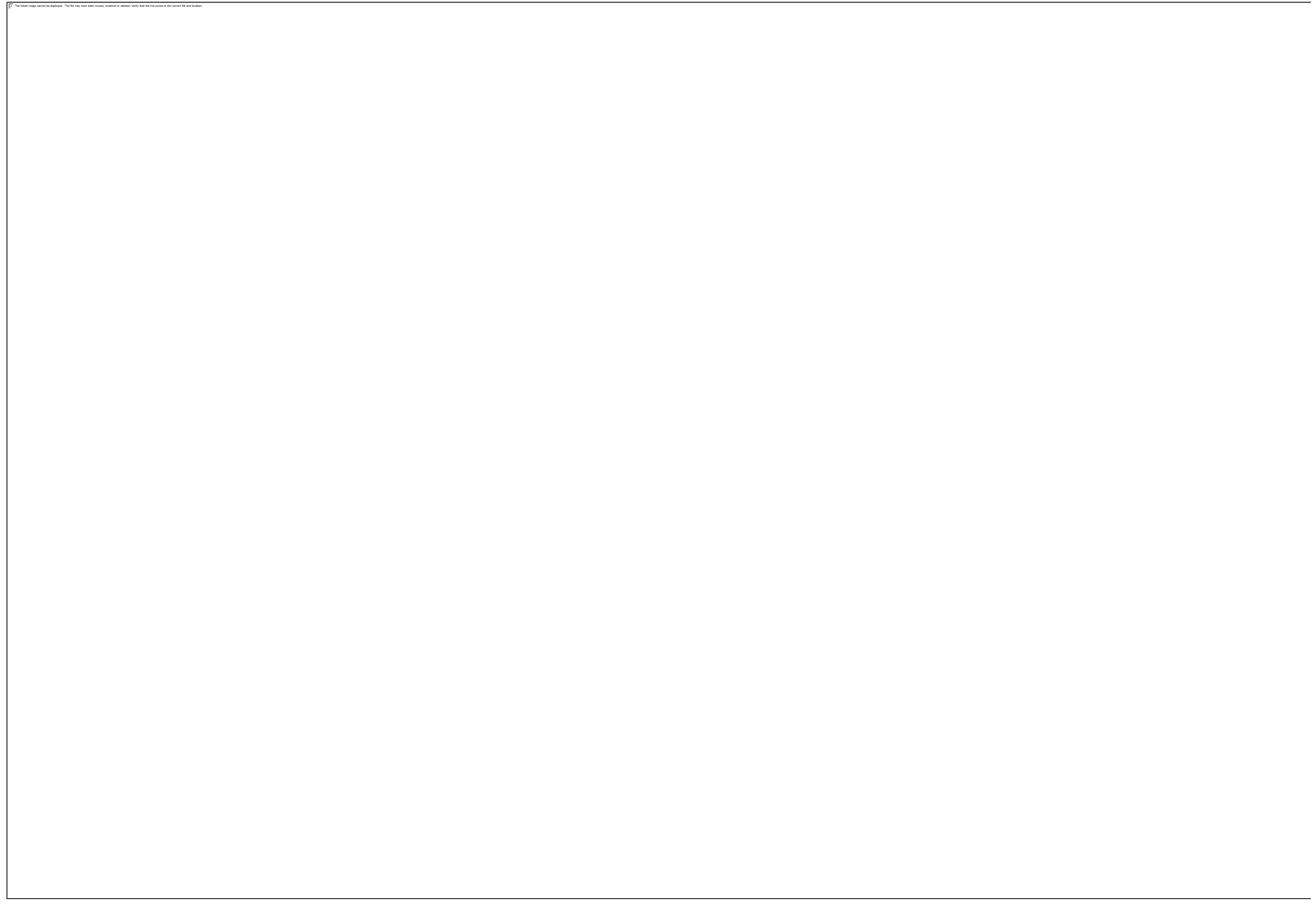


Total Area: 87.8 m² ... 945 ft²

All measurements are approximate and for display purposes only

Directions

Location



VIEWING BY APPOINTMENT WITH AGENTS NOEL HARRIS HOME SALES

Spaceworks, Benton Park Road, South Gosforth, Newcastle upon Tyne, Tyne and Wear, NE7 7LX T: 01914862029 E: noel@noelharris.co.uk W:
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Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalizing their offer to purchase.

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