



## 2 bed apartment to buy in NE32

Gowan Court, Jarrow, Tyne and Wear,  
NE32 3PE

**£60,000** Starting Bid

 x2
  x1
  x1

Tenure

**Leasehold**

Allocated parking

## Property features

- ✓ FIRST FLOOR APARTMENT
- ✓ TWO BEDROOMS
- ✓ KITCHEN WITH INTEGRATED APPLIANCES
- ✓ LARGE LOUNGE/DINER
- ✓ EPC Rating C

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: C
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: ADSL copper wire
- ✓ Mobile signal: Good

## Description

Pattinson Estate Agents welcome to the market this two bedroom apartment located on Gowan Court, Jarrow.

Situated in Jarrow Town Centre, this modern & spacious apartment is within walking distance to shops, cafes & pubs along with public transport from Jarrow Bus & Metro Interchange for direct travel to Newcastle City Centre, South Shields & connections to Sunderland City Centre. Excellent local road links give easy access to the A1, A19 & Tyne Tunnel.

Briefly comprises; Secure Communal Entrance, Stairwell to First Floor, Apartment Entrance, Hallway, Bedroom Two, Kitchen, Lounge/Diner, Bedroom One and Bathroom. Externally is a private car park with allocated parking bay.

Call Pattinson Jarrow on 0191 4897431 or email [jarrow@pattinson.co.uk](mailto:jarrow@pattinson.co.uk)

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 129

Annual Ground Rent Amount: £202.00

Annual Service Charge Amount: £1,255.00

Price: Starting Bid £60,000

Property Type: Apartment

Parking: Allocated

Construction materials: Brick and block

Roofing type: Clay tiles

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire

Mobile signal coverage: Good

## External Front

Secure entry system leading to communal entrance, stair case to first floor;



## Communal Hall



## Entrance/Hallway

4.31m x 2.43m (14'1" x 7'11")

Gas central heating radiator, built in storage;



## Lounge/Diner

6.30m x 5.41m (20'8" x 17'8")

Double glazed windows to front and side aspect, gas central heating radiator, electric fire with feature surround;



## Lounge/Diner (Additional)



## Lounge/Diner (Additional)



## Kitchen

2.64m x 2.31m (8'7" x 7'6")

A range of wall and base units with contrasting work surfaces, stainless steel sink with mixer tap over, electric hob with extractor over, electric oven, integrated fridge freezer, integrated dishwasher, tiled splashbacks, vinyl flooring;



## Kitchen (Additional)



## Bedroom One

3.47m x 3.28m (11'4" x 10'9")

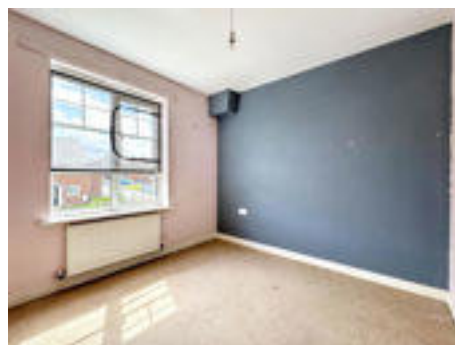
Double glazed window to side aspect, gas central heating radiator, door to bathroom;



## Bedroom Two

2.76m x 2.69m (9'0" x 8'9")

Double glazed window to front aspect, gas central heating radiator;



## Bathroom

2.33m x 1.92m (7'7" x 6'3")

A white suite consisting of bath with mains shower over, pedestal wash hand basin, W/C, part tiled walls, extractor, vinyl flooring;

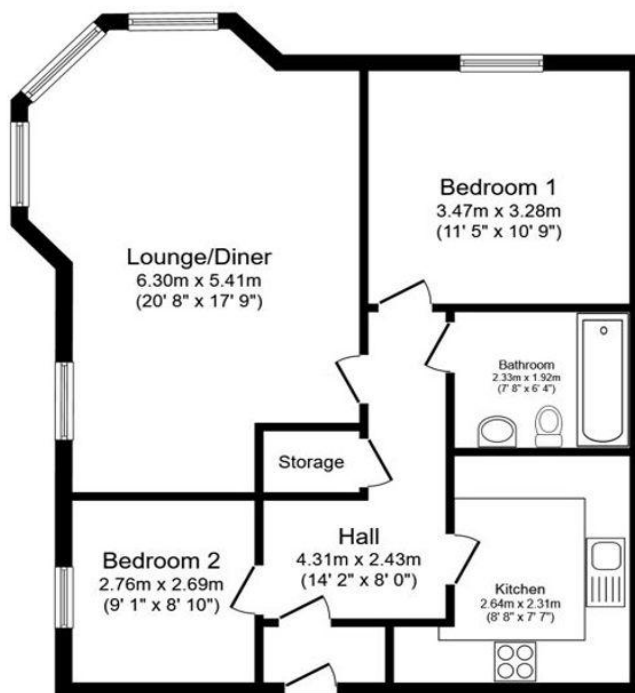


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## External Rear

Allocated parking bay, secure entry leading to communal entrance;





**Floor Plan**

Total floor area 65.9 sq.m. (710 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Powered by PropertyBox

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

Gowan Court, Jarrow, Tyne and Wear, NE32 3PE

Contact your local branch today for more information on this property:

**134 High Street, Peterborough, Cambridgeshire, PE2 8DP, [www.mandairs.co.uk](http://www.mandairs.co.uk)**

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