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WISETON COURT, NEWCASTLE UPON TYNE, NE7

Offers Over £150,000

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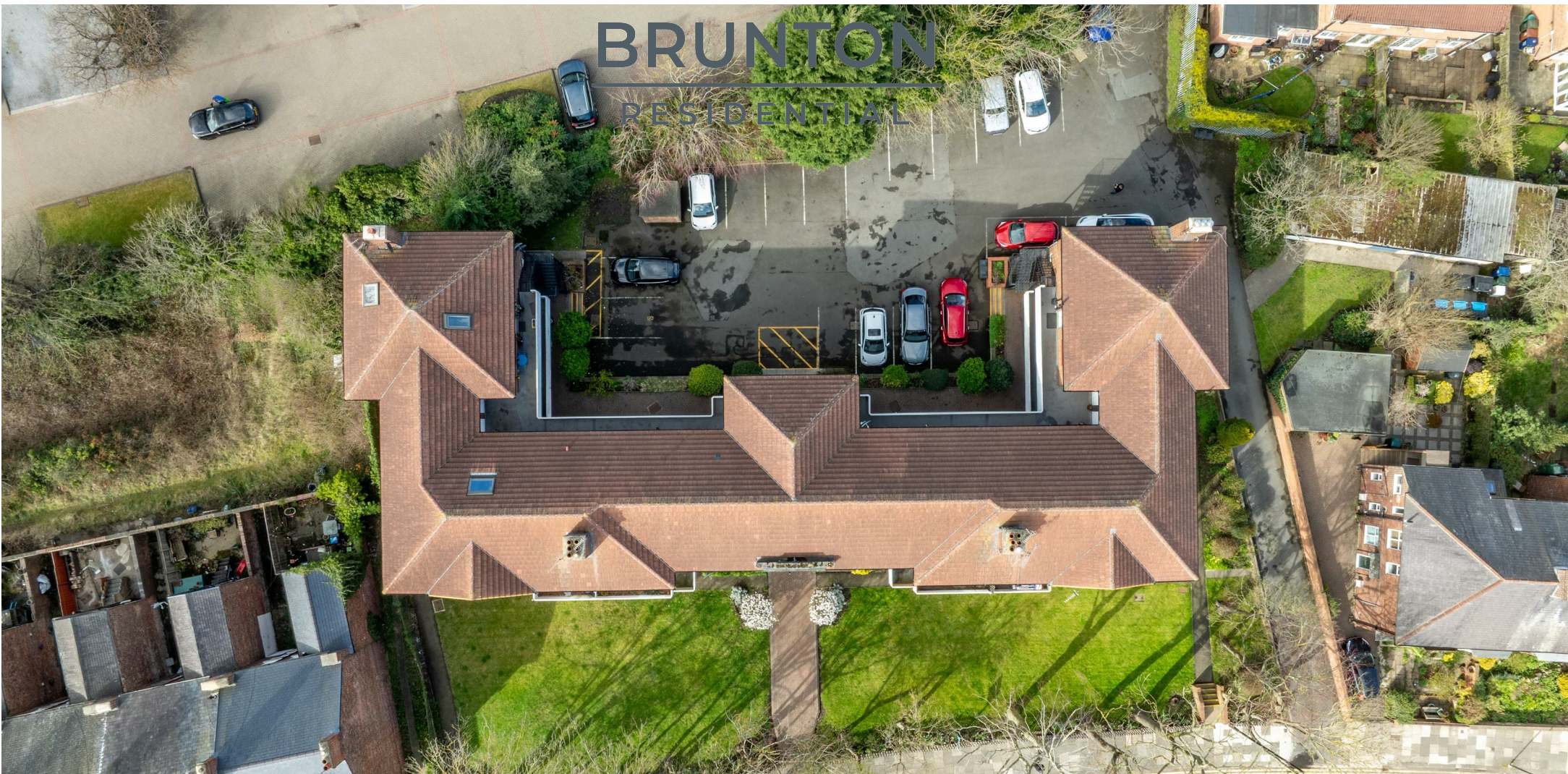




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Well Presented Two Bedroom Duplex Apartment Boasting Over 900Sq ft of Internal Accommodation, Featuring a Fantastic 24ft Lounge/Diner, Great Re-Fitted Kitchen, Two Good Sized Double Bedrooms plus Large Bathroom with Three Piece Suite!

This great two bedroom duplex apartment is situated within the Wiseton Court development, tucked just off from Benton Park Road, and is ideally situated to provide excellent transport links into Newcastle City Centre and further throughout the region via links by road and rail including South Gosforth & Longbenton Metro Stations.

Wiseton Court is also ideally placed to provide easy access into South Gosforth, with its shops and amenities, including Sainsbury's Local, as well as being just a stones throw from St Mary's Catholic School & The Freeman Hospital.

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The internal accommodation comprises: a well-presented two-bedroom maisonette arranged over multiple levels, with accommodation starting on the second floor and extending to the third floor, offering a spacious layout with good natural light and a modern fitted kitchen. Stepping into the entrance hallway, there is a window allowing for natural light, along with stairs leading up to the third floor. From here, access is provided into a central hall where a conveniently located storage cupboard can be found.

Moving through the property, the hall leads to the first bedroom, which is a comfortable single room with good levels of natural light. The main living space is positioned beyond, offering a generous lounge with two well-sized windows and a wood burner. There is a slight step up within this room, creating a defined area suitable for dining. The layout continues through to the kitchen, which is fitted with a range of base units, an inset hob with extractor above, an oven, and space for a fridge freezer, along with a window providing additional light.

Also accessed from the entrance hallway is the bathroom, which is fully tiled and fitted with a bath, WC and twin basins. The space is well-lit with inset ceiling lighting and benefits from two windows. Stairs leading up to the third floor provide access to the upper level, where the landing includes storage and gives access to the main bedroom. This is a well-proportioned room with two windows, built-in storage cupboards and carpet flooring.

Externally, the property is set within a residential development with access to communal grounds and parking available.



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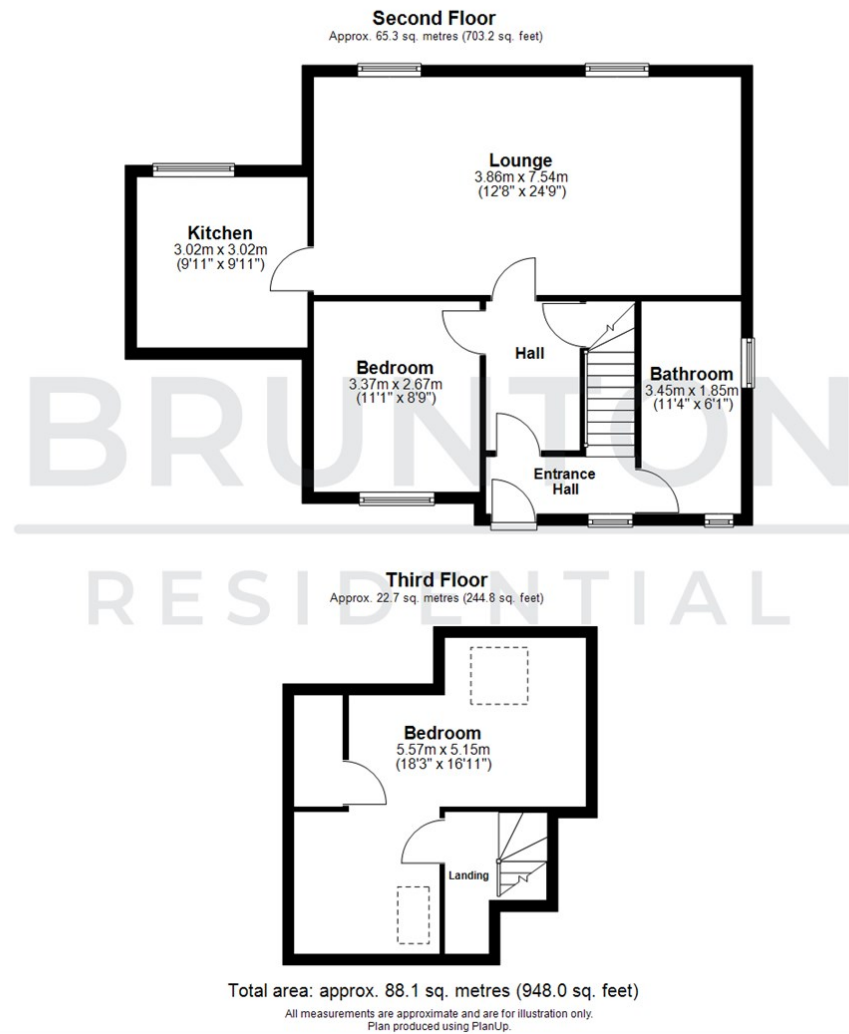
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TENURE : Leasehold

LOCAL AUTHORITY : Newcastle CC

COUNCIL TAX BAND : A

EPC RATING : D



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		68	75
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	