



**84 Glenthorn Road,
NE2 3HN
2 BEDROOM
£210,000 Freehold**

PROPERTY FOR SALE



Summary

Mansons are delighted to present to the sales market this charming two-bedroom ground floor flat, superbly positioned on Glenthorn Road in the highly sought-after area of West Jesmond.

Offering a fantastic blend of space and location, the property boasts a welcoming entrance lobby leading through to a bright and airy living room, perfect for relaxing or entertaining. The fitted dining kitchen provides a practical yet sociable space, while two well-proportioned bedrooms and a bathroom complete the internal accommodation.

Externally, the property benefits from a private rear yard, ideal for enjoying outdoor space with minimal maintenance. Additional features include double glazed windows and gas fired central heating, ensuring comfort and efficiency throughout.

Ideally located within easy reach of Jesmond's vibrant

Key Features

Location

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Ideally located within easy reach of Jesmond's vibrant cafés, restaurants and excellent transport links into the city centre, this property presents an



Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92- 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	

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92- A)		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	72	77
England & Wales		
EU Directive 2002/91/EC		



THE PROPERTY COMPRISES

Property Entrance

Vestibule area and hallway with storage cupboard and central heating radiator.

Living Room

Central heating radiator and door leading to...
4.45m (14'8") x 4.10m (13'6")

Kitchen/Diner

With an open plan to the dining area with drop down lighting, the space comprises white wall and floor units, laminate worktops, metro tile brick splash backs, 1 1/2 stainless steel sink with mixer tap, integrated electric oven, gas hob with overhead extractor fan, space for fridge freezer and plumbed for washing machine. The door gives access to the rear yard.

Bedroom One

Bay window, featured coving and central heating radiator.
4.34m (14'3") x 2.82m (9'4")

Bedroom Two

Central heating radiator.
3.25m (10'8") x 2.84m (9'4")

Bathroom

White suite with tiled walls and floors, bath with overhead electric shower, basin, W.C and heated towel rail.

External Front

Path to front door with shrubbed area.

