



## 4 William Wailes Walk, Gateshead, NE9 5EW

£139,950

Welcome to this charming two-bedroom ground floor apartment located on William Wailes Walk. This delightful flat offers a perfect blend of comfort and convenience, making it an ideal choice for both first-time buyers and those looking to downsize.

As you enter the property, you are greeted by a spacious lounge and dining area, measuring an impressive 8.6 meters. This generous space is perfect for entertaining guests or simply relaxing after a long day. The lounge flows seamlessly into the well-appointed kitchen, which comes complete with built-in appliances, ensuring that you have everything you need at your fingertips.

The apartment features two comfortable bedrooms, with the master bedroom benefiting from an en suite bathroom, providing added privacy and convenience. The second bathroom is also well-equipped, making it easy for family and guests to enjoy their own space. The property also comes with its own allocated parking space situated outside of the building. This is a rare find in urban living, adding to the overall appeal of the apartment. Situated in a desirable location, this flat is close to local amenities, transport links, and green spaces, making it a perfect retreat. Whether you are looking to invest or find your new home, this property offers a wonderful opportunity to enjoy modern living in a vibrant community. Don't miss your chance to view this lovely apartment; it could be the perfect place for you to call home.



### Communal Entrance

An intercom system provides access via a communal entrance into the building.

### Entrance Hallway

Radiator and a built in cupboard.

### Lounge

28'4" x 9'8" (8.64 x 2.96)



Radiator, Bi-folding doors and Juliet balcony, open access into the kitchen.

### Kitchen

8'0" x 8'0" (2.45 x 2.44)



Base and high level units with contrasting work surfaces, an integrated oven, ceramic hob and chimney style hood, one and a half bowl stainless steel sink, freestanding washing machine, integrated fridge freezer, partial tiling to the walls.

### Master Bedroom

16'1" x 8'11" (4.92 x 2.74)



Built in cupboard, radiator, French doors and Juliet balcony offering lovely views.

### En-suite



An over-sized shower unit, low level w/c, pedestal wash basin, tiling to the walls and floor, towel warmer and extractor.

### Bedroom Two

16'1" x 8'7" (4.91 x 2.64)



Radiator and a window offering lovely views.

### Bathroom/ w.c



Paneled bath, pedestal wash basin, low level w/c, integrated spotlights, partial tiling to the walls, tiled floor, radiator and extractor.

## External



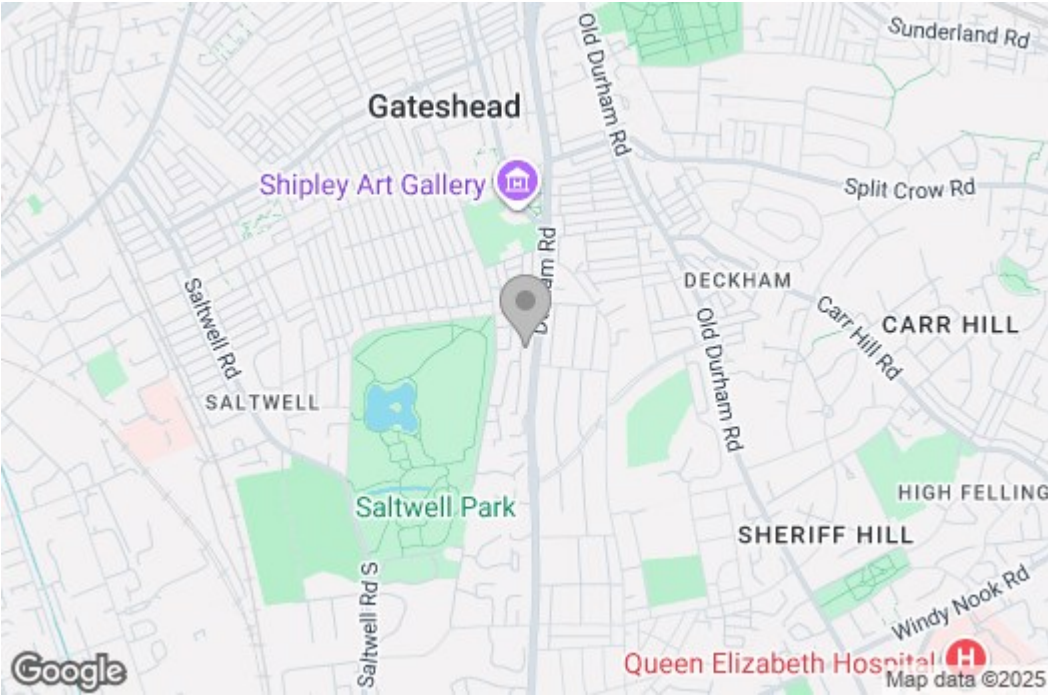
There are communal gardens and allocated parking.

### Property disclaimer

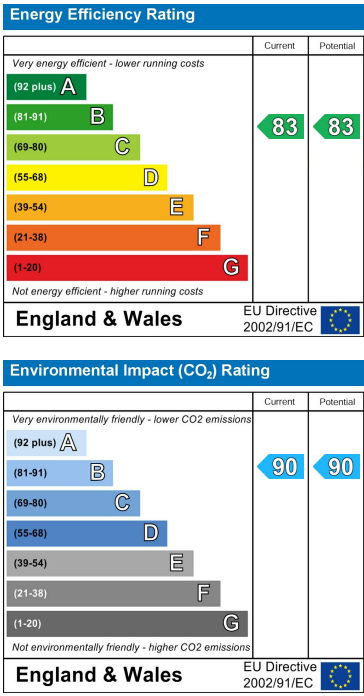
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Floor Plan

Area Map



Energy Efficiency Graph



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