

8 Ruskin Drive, Victoria Glade



Price £230,000

A LOVELY FAMILY HOME, this three bedroom detached FREEHOLD house is situated on the popular VICTORIA GLADE ESTATE which is ideally placed for ROAD LINKS into NEWCASTLE CITY CENTRE and NORTHUMBRIA UNIVERSITY. The property offers WELL PRESENTED, READY TO MOVE INTO accommodation and benefits from DRIVEWAY parking, single GARAGE and a PLEASANT rear garden which has two patio areas. Council tax band D and energy rating C. Internal viewings are HIGHLY RECOMMENDED.

To arrange a viewing please call Next2buy on 0191 2953322.

The Property Comprises



Entrance Porch

Upvc door leading to entrance lobby, gas central heating radiator, upvc double glazed window, access to the lounge area.

Lounge

14'4" x 11'6" (4.36m x 3.50m) Upvc double glazed window, gas central heating radiator.



Dining Room

9'5" x 11'3" (2.86m x 3.42m) Upvc double glazed patio doors leading to rear garden ,storage cupboard, open plan to kitchen



Kitchen

16'1" x 8'5" (4.91m x 2.56m) Upvc double glazed window and upvc double glazed door leading to rear garden, a range of modern fitted wall and floor units with complimenting work surfaces over, gas hob with extractor hood over, integrated electric oven and microwave, fridge freezer and dish washer, plumbed for washing machine.



Bedroom 1

11'10" x 10'7" (3.60m x 3.23m) Upvc double glazed window to the rear aspect, gas central heating radiator, fitted wardrobes, access to en-suite.



En-Suite

8'0" x 6'11" (2.45m x 2.10m) Upvc double glazed window, gas central heating radiator, toilet, wash basin and shower cubicle, part tiled walls and tiled flooring.

Bedroom 2

10'11" x 10'1" (3.32m x 3.08m) Upvc double glazed window to the front aspect, gas central heating radiator.



Bedroom 3

8'2" x 9'10" (2.49m x 3.00m) Upvc double glazed window to the front aspect, gas central heating radiator.



Bathroom

10'4" x 6'7" (3.15m x 2.00m) Upvc double glazed window, three piece suite comprising toilet, wash hand basin and bath with shower over, heated towel rail, part tiled walls and tiled flooring.



External

There is a single garage and a driveway to the front of the property providing off street parking and to the rear there is a lawned rear garden which has two patio areas.



FLOOR PLANS



These plans are intended as a guide only, they are NOT TO SCALE. They are provided to give an overall impression of room layout and should not be taken as being scaled drawings.

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.

www.next2buy.com

136/138 station road
wallsend, NE28 8QT

tel: 0191 295 3322