



RMS | Rook
Matthews
Sayer

Copland Terrace | Shieldfield | NE2

Auction Guide Price £140,000

For sale by Auction: 28 May 2026. Option 1 - T&Cs apply

This four-bedroom flat represents a property in need of renovation, providing clear scope for improvement and reconfiguration.

RMS | Rook
Matthews
Sayer



x4



x1



x1

First Floor Flat Close to Business School

EPC Rating TBC

Four Bedrooms

Council Tax Band A

Private Front and Rear Gardens

**Leasehold – 125 years from 25
June 1990 – 89 years remaining**

Vacant Possession

**Service Charge - £271.77 per annum.
Ground Rent - £10 per annum**

For any more information regarding the property please contact us today

VESTIBULE: Double glazed entrance door.

LOUNGE: 16'3 x 11'1 (4.94m x 3.37m)

Single glazed window to the front, with alcoves, a double radiator and electric fire.

KITCHEN: 11'4 x 10'4 (3.45m x 3.16m)

Wall and base cupboards, work surfaces, single drainer sink unit, built in cupboard and a single glazed window to the rear.

FIRST FLOOR LANDING AREA:

With doors to the lounge, kitchen, bedrooms and a shower room/WC, and a built in cupboard.

BEDROOM ONE: 6'11 x 10'10 (2.1m x 3.29m)

Single glazed window to the front, built in cupboard, and a single radiator.

BEDROOM TWO: 8'3 x 7'8 (2.50m x 2.34m)

Single glazed window to the rear, built in cupboard, and a single radiator.

BEDROOM THREE: 9'11 x 11'4 (3.03m x 3.46m)

Single glazed window to the rear, built in cupboard, and a double radiator.

BEDROOM FOUR: 13'5 x 13'9 (4.08m x 4.20m)

Single glazed window to the front, built in cupboard, and a single radiator.

SHOWER ROOM/WC: 8'0 x 7'3 (2.43m x 2.22m)

White 3-piece suite comprising of a pedestal wash hand basin, step in shower cubicle with electric shower, low level WC, and a frosted single glazed window to the rear.

EXTERNALLY:

Private rear garden laid mainly to lawn.

T: 0191 281 6700

jesmond@rmsestateagents.co.uk

RMS | Rook
Matthews
Sayer



PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Gas Central Heating

Broadband: Fibre to Cabinet

Mobile Signal Coverage Blackspot: No

Parking: Resident Permit Street Parking

MINING

The North East region is famous for its rich mining heritage and therefore it will be beneficial to conduct a mining search. Confirmation should be sought from a conveyancer as to its effect on the property, if any.

TENURE

Leasehold. It is understood that this property is leasehold. Should you decide to proceed with the purchase of this property, the Tenure and associated details and costs must be verified by your Legal Advisor before you expend costs.

Length of Lease: 125 years from 25 June 1990 (89 years remaining)

Ground Rent: £10 per annum

Service Charge: £271.77 per annum

COUNCIL TAX BAND: A

EPC RATING: TBC

JR4740.CW.MB.18.5.26.V.2



T: 0191 281 6700

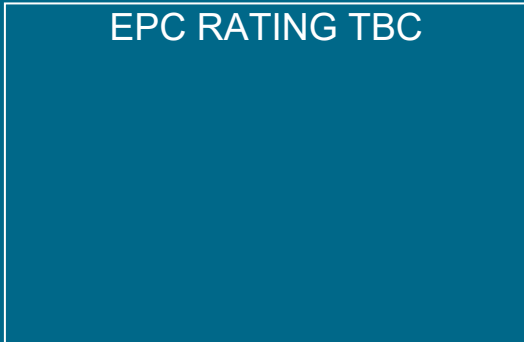
jesmond@rmsestateagents.co.uk

RMS | Rook
Matthews
Sayer

FLOORPLAN TBC



EPC RATING TBC



Important Note: Rook Matthews Sayer (RMS) for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute part or all of an offer or contract. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. RMS has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. RMS has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. No persons in the employment of RMS has any authority to make or give any representation or warranty whatever in



Money Laundering Regulations – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

T: 0191 281 6700

jesmond@rmsestateagents.co.uk

RMS | Rook
Matthews
Sayer