Henderson Court | Ponteland | NE20

£170,000 Offers Over

This immaculate second-floor retirement flat is offered for sale in Henderson Court, Ponteland, Newcastle upon Tyne, and is designed for the over 70s seeking independent living with comfort and convenience.

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RETIREMENT APARTMENT	OVER 70'S
TOP FLOOR	SPACIOUS LIVING
DINING KITCHEN	LARGE BEDROOM
WET ROOM BATHROOM	NO UPPER CHAIN

For any more information regarding the property please contact us today

PROPERTY DESCRIPTION:

The property features a well-proportioned double bedroom with built-in wardrobes and good natural light, complemented by two useful storage cupboards off the hallway. The modern bathroom is fitted as a wet room with shower, bathtub and heated towel rail, providing both practicality and flexibility.

A generous reception room enjoys a Juliet balcony with pleasant garden views, creating an inviting space for relaxing or entertaining. The large dining kitchen benefits from ample storage, good natural light and dedicated dining space, ideal for everyday living and hosting family or friends.

Located in Ponteland, the flat is within easy reach of local amenities, including shops, cafés and services along Ponteland's main streets, together with nearby parks and green spaces for walks and outdoor leisure.

Public transport links are readily accessible: buses from Ponteland provide regular services into Newcastle city centre and surrounding areas, with typical journey times of around 30–40 minutes depending on route. For rail connections, Newcastle Central Station offers onward services across the region and nationally, and Newcastle International Airport is a short drive away for domestic and international travel.

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Living Room:
15'09'' x 11'08'' - 4.80m x 3.56m

Dining Kitchen:
9'06'' x 13'08'' - 2.90m x 4.17m

Bedroom:
14'02'' (+wardrobes) x 9'02'' - 4.32m x 2.79m

Bathroom:
9'06'' x 6'01'' - 2.90m x 1.85m

PRIMARY SERVICES SUPPLY
Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Electric
Broadband: Fibre
Mobile Signal Coverage Blackspot: No
Parking: Allocated

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.

ACCESSIBILITY
This property has accessibility adaptations:

- Ramp access to front door
- Accessible handrail to side door
- Wet room
- Lift access to first floor

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 2012
Ground Rent: £217.50 6 monthly
Service Charge: £853.97 per month

COUNCIL TAX BAND: D

EPC RATING: TBC

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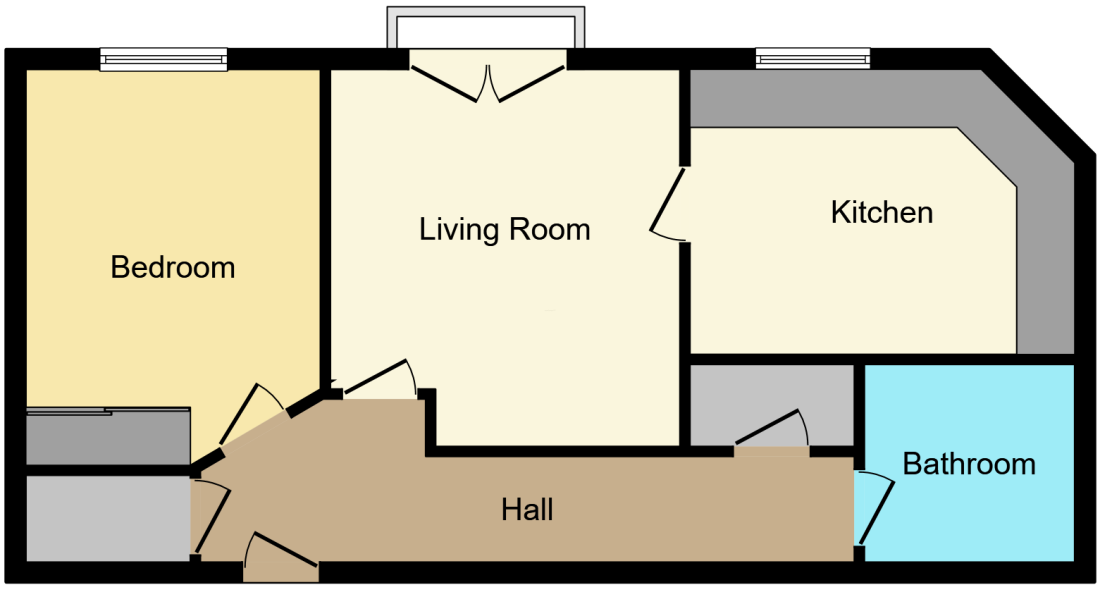

Floor Plan

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

FLOORPLAN

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