



## **Dene View, West Road, Halfway, Prudhoe, Northumberland, NE42 6JR**

- Investment Opportunity
- Allocated Parking
- Viewings end of Sept
- 3 storey building
- Extensive Gardens
- Halfway part of Prudhoe
- In need of renovation
- Fabulous views
- Spacious property

**£149,950**



[www.yellowproperty.com](http://www.yellowproperty.com)

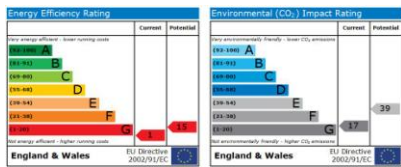
Forget the moving blues – go yellow!

Accommodation Comprises:

**\*INVESTMENT OPPORTUNITY\*** An opportunity to purchase this potential investment in the form of a former butcher shop with land. The property has been partially converted but needs significant works to be the finished article. The property comprises:- entrance porch, living room, dining kitchen, side porch, lower level basement, stairs to first floor landing, and four further rooms. Externally there are extensive gardens and fabulous views. Available now with no upward chain, viewing is essential!!!

EER

EIR



**VIEWING** Strictly by appointment with the agents. \*The comments made by the vendor and estate agent are not factual in any way.

**TENURE** The agent has not had sight of the title documents and therefore the buyer is advised to obtain verification from their solicitor or surveyor as to whether the property is leasehold or freehold. ALL MEASUREMENTS quoted are approximate. THE FIXTURES, FITTINGS & APPLIANCES have not been tested and therefore no guarantee can be given that they are in working order. INTERNAL PHOTOGRAPHS are reproduced for general information and it cannot be inferred that any item shown is included in the sale.

**COUNCIL TAX & BUSINESS RATES, ETC** You are advised to contact the local authority for details. **ORDNANCE SURVEY MAPS** Crown copyright 2001.

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**DRAWINGS/SKETCHES/PLANS/ETC** This representation is provided for general guidance and is not to scale.

**GENERAL DISCLAIMER** Every care had been taken with the preparation of these Sales Particulars important to you, we will be pleased to check the information for you. These particulars do not constitute a contract or part of a contract.

