

Moor Edge Drive, East Benton Rise, NE28

£120,000



Full Description

Alexander Hudson Estates are delighted to welcome to the market this two bedroom terraced home available within the sought after East Benton Rise estate. A buyer must meet the following eligibility criteria as outlined in the section 106 agreement: The household cannot afford to buy a home on the open market (household income below £60k per annum) and either of the following: • Living in North Tyneside (minimum of 5 years) or • Works, or about to take permanent work, in North Tyneside The accommodation briefly comprises a welcoming open-plan kitchen and living area to the ground floor, creating a bright and sociable space ideal for both everyday living and entertaining. French doors open directly onto the private, lawned rear garden, seamlessly blending indoor and outdoor living. Completing the ground floor is the added convenience of a guest WC. To the first floor, there are two well-proportioned bedrooms, both served by a modern family bathroom. East Benton Rise is a modern development in Wallsend, popular with families, first-time buyers, and professionals. Its location offers excellent connections to Newcastle and the coast via the Coast Road and nearby Metro stations at Palmersville and Benton. Residents enjoy local shops, supermarkets, and leisure facilities, including Co-Op Supermarket and Starbucks, with Silverlink Retail Park and Rising Sun Country Park nearby. A selection of good schools adds to the area's family appeal, making East Benton Rise a contemporary, convenient, and well-

connected place to call home.

Disclaimer

At Alexander Hudson Estates, we take great care to ensure our marketing is accurate, clear, and transparent. These particulars are intended as a guide only and do not form part of any offer or contract.

All descriptions, images, floor plans, and measurements are provided in good faith but should not be relied upon as statements of fact. Interested parties are advised to carry out their own due diligence and satisfy themselves as to the accuracy of the information provided.

Features

- Situated within the popular residential area of East Benton Rise.
- Sold under an affordable housing, Section 106 agreement.

Contact Us

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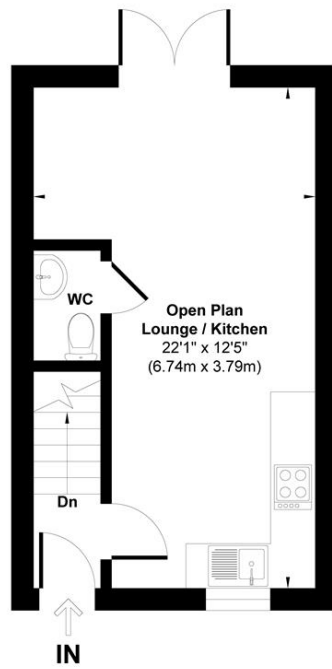




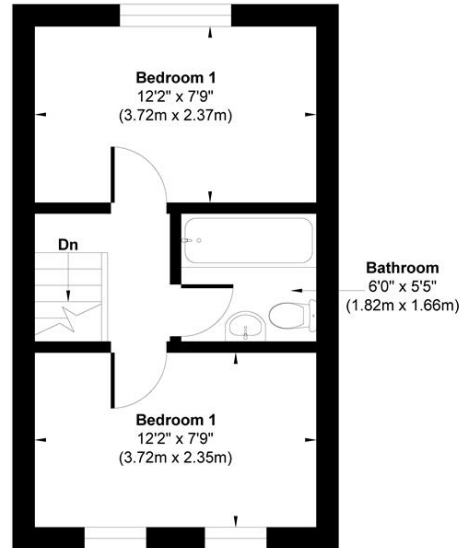
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		95
(81-91) B		
(69-80) C	79	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Environmental (CO ₂) Impact Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92-100) A		99
(81-91) B		83
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales		EU Directive 2002/91/EC





Ground Floor
Approximate Floor Area
275 sq.ft
(25.55 sq.m)



First Floor
Approximate Floor Area
275 sq.ft
(25.55 sq.m)

Approx. Gross Internal Floor Area 550 sq. ft / 51.10 sq. m

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