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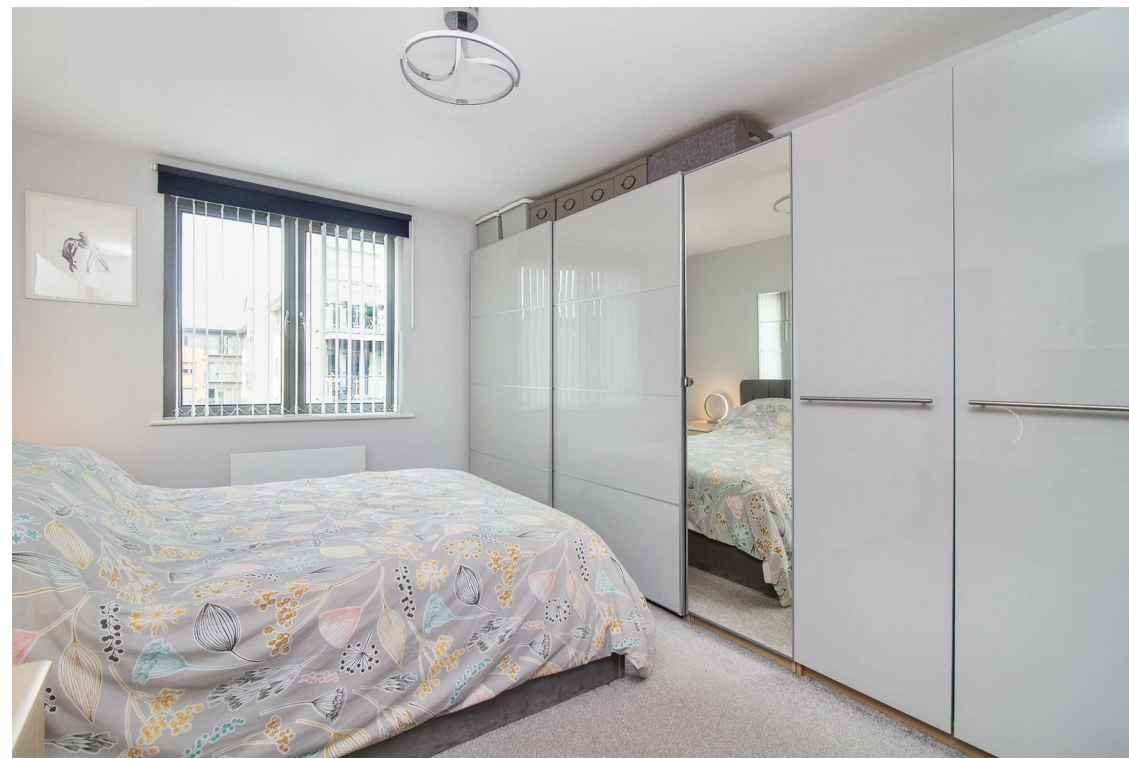
WILLBROOK HOUSE, WORSDELL DRIVE, NE8

Offers Over £135,000

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Well-Presented Two-Bedroom, Two-Bathroom Apartment Positioned in Willbrook House, Part of the Popular Ochre Yards Development on Gateshead Quayside. Offering a Private Balcony, Allocated Parking, and Excellent Access to Newcastle City Centre and Local Transport Links.

The accommodation includes a spacious lounge with direct access to a private balcony, and a separate fitted kitchen complete with integrated appliances. There are two well-proportioned bedrooms, with the principal benefiting from its own en suite shower room, providing added privacy and comfort.

Set within a modern development, the building offers secure intercom entry, lift access, and an allocated off-street parking bay. Ideally located for riverside walks and well-connected for both Gateshead and Newcastle amenities, this apartment represents a convenient and well-rounded home or investment opportunity.

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Access is granted via a communal lobby with secure entry system, stairs or lift provide access to all floors.

The internal accommodation briefly comprises: Entrance into a hallway, to the right is a fully tiled shower room featuring a storage unit, shower cubicle, washbasin, and WC. The hallway leads to a spacious lounge with a door opening directly onto a private balcony—perfect for enjoying views and fresh air. From the lounge, access is granted to a well-equipped kitchen, fitted with a range of wooden wall and base units and integrated appliances including an oven, hob, and extractor fan.

Returning to the hallway, there are two well-proportioned bedrooms, the principal of which benefits from its own en-suite shower room for added convenience and privacy.

Externally, the property enjoys an allocated parking bay, offering off-street parking, as well as enjoying excellent connectivity to Newcastle City Centre and local transport links.



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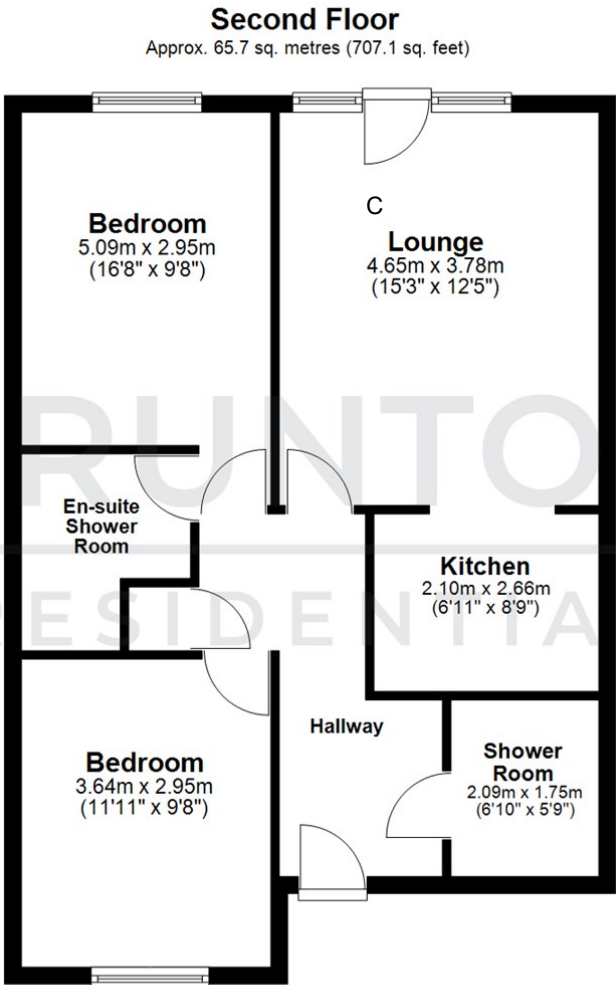
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TENURE : Leasehold

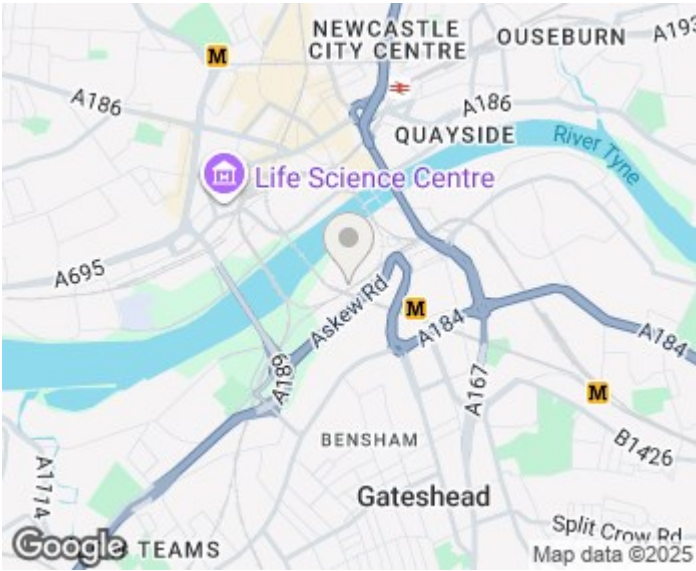
LOCAL AUTHORITY : Gateshead Council

COUNCIL TAX BAND : C

EPC RATING :



All measurements are approximate and are for illustration only.
Plan produced using PlanUp.



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

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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EU Directive 2002/91/EC		
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