

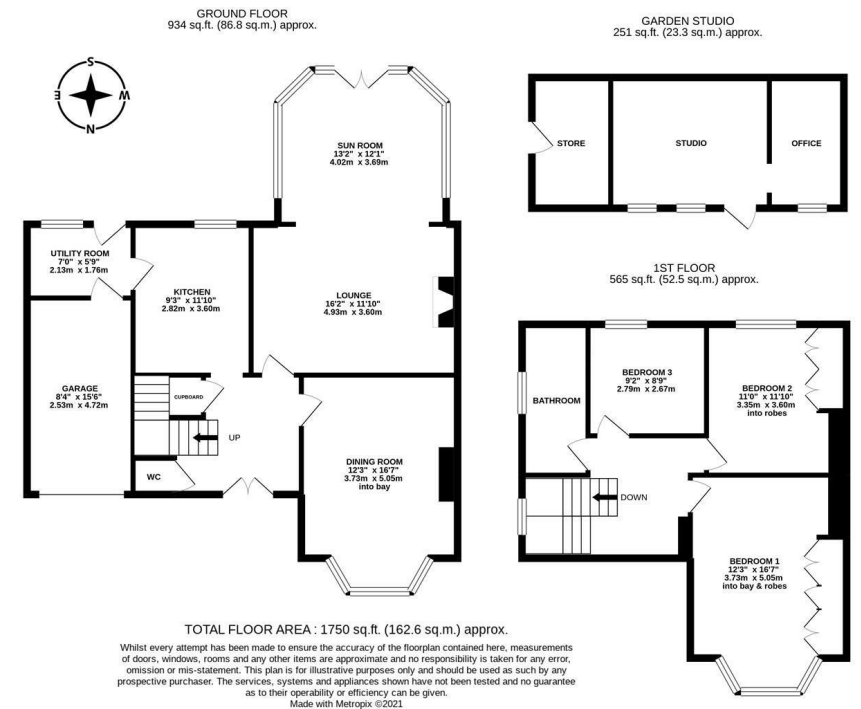
Detached Family Home with South Facing Rear Gardens, Multi-Vehicle Driveway, Garage & Garden Studio! This detached family home is ideally located on The Riding, Kenton. Close to excellent local schools, The Riding is well situated to access to the nearby local shops, the restaurants and cafes of Gosforth High Street as well as immediate access to the A1 western bypass.

Boasting 1,750 Sq ft (including garden studio), the well proportioned accommodation briefly comprises: Spacious entrance hall with stairs to first floor, under-stairs storage cupboard and downstairs WC; dining room with walk in bay and spot lighting; lounge with spot lighting open to sun room with French doors and views over the south facing gardens; kitchen with a variety of fitted wall and base units with built in lighting, together with work surfaces and spot lighting; utility room with door access to both the south facing rear gardens and 15ft garage. The first floor landing gives access to three double bedrooms, bedrooms one and two with fitted wardrobe storage and bedroom one also with walk in bay; family bathroom complete with four piece suite including free standing bath. Externally, a paved driveway to the front providing multi-vehicle off-street parking, access to the integral garage and with custom built wall and fenced boundaries. To the rear, a delightful south facing garden laid mainly to lawn with patio area, fenced boundaries and access to a detached garden



studio with separate office and store areas. Early viewings are essential to appreciate the accommodation on offer.

Detached Family Home | 1,750 Sq ft (162.6m<sup>2</sup>) | Three Double Bedrooms | Dining Room | Lounge to Sun Room | Kitchen | Utility Room | Integral Garage | Family Bathroom & Downstairs WC | Multi-Vehicle Driveway | Delightful South Facing Rear Gardens | Detached Garden Studio | GCH & DG | Freehold | Council Tax Band D | EPC: E



**Offers Over £320,000**

Misrepresentation Act 1967. These particulars and the descriptions and measurements herein do not constitute representation and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.

