



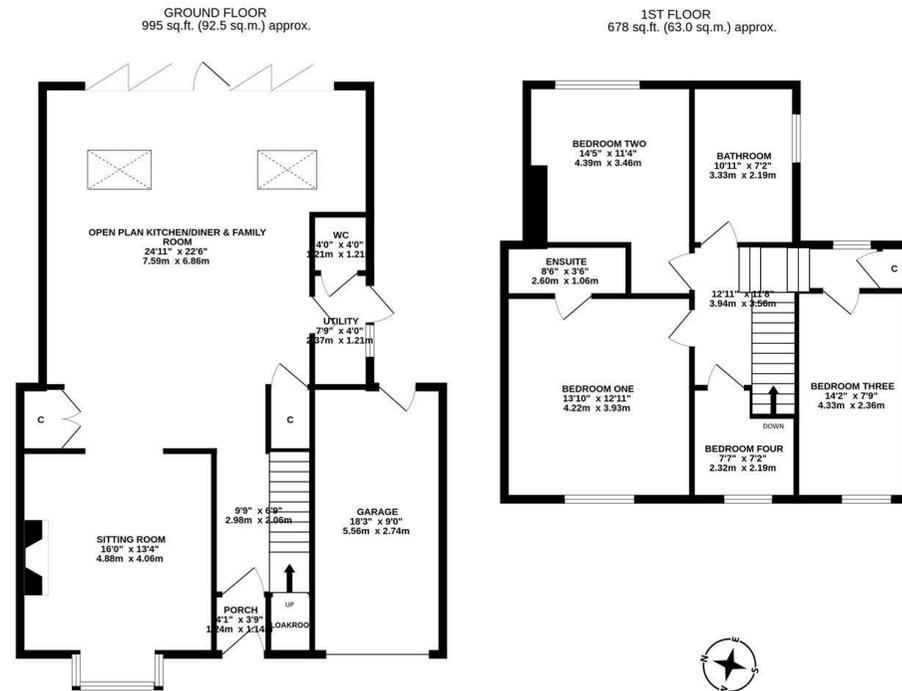
With open aspect views, a fine example of a 1930's semi-detached family home ideally located on Moor Road North, Gosforth. Tucked just off Church Road, Moor Road North is situated close to outstanding local schooling, Gosforth's Central Park and the shops, restaurants and cafés of Gosforth High Street. The property is also well placed to give access into Newcastle City Centre with South Gosforth Metro Station only a short walk away.

Having been extended and undergone complete refurbishment by the current owners, mixing modern fixtures and fittings with style, the accommodation boasting close to 1,700 Sq ft briefly comprises: entrance porch through to entrance hall with stairs to first floor and half landing cloaks cupboard; sitting room with walk in bay and feature ethanol stove with living flame; an impressive open plan kitchen diner and family room spanning the entire width of the property and measuring almost 25ft, with bi-fold doors leading out to the rear garden, two Velux sky lights and spot lighting, John Lewis kitchen with a range of bespoke fitted units, work surfaces, integrated Neff appliances including downdraft venting hob, breakfasting island with feature hanging lighting, double door storage cupboard and separate under-stairs storage; utility room with side door access to the rear garden; downstairs WC. The split level first floor landing with storage cupboard gives access to four double bedrooms, bedroom one with an en-suite shower room complete with three piece suite and spot lighting; generous family bathroom complete with four piece suite including a free standing bath, step in shower and spot lighting.

Externally to the front, a lawned garden with some mature planting and both wall and hedge boundary, a gravelled driveway providing off-street parking leading to an 18ft garage with electric roller shutter door access to the front and rear access to the garden. To the rear, an enclosed lawned garden with both fence and hedge boundaries and a mixture of mature planting.

Offering well proportioned accommodation for any growing family and offered to the market no onward chain, early viewings are advised to truly appreciate this great home set in the heart of Gosforth.

Super Stylish & Extended 1930's Semi-Detached | 1,674 Sq ft (155.5m<sup>2</sup>) | Four Bedrooms | Sitting Room | Impressive Open Plan Kitchen/Diner & Family Room | Cloaks Cupboard | Utility Room | Downstairs WC | Generous Family Bathroom & En-Suite Shower Room | Front Garden & Driveway | 18ft Garage | Enclosed Rear Garden | Excellent Location | No Onward Chain | Council Tax Band E | EPC: C



TOTAL FLOOR AREA: 1674 sq.ft. (155.5 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**Offers Over £695,000**

**IMPORTANT NOTE:** 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.

