



Jan Forster
FOR SALE
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- Semi Detached House
- Attached Garage
- Utility Room
- Recently Refurbished
- Video Tour Available
- Three Bedrooms
- Off Street Parking
- Substantial Garden
- No Onward Chain
- **MUST BE VIEWED**





** Video Tour on our YouTube Channel |

<https://youtu.be/MSIG1N3gyN4> **

** Matterport 360° Tour <https://my.matterport.com/show/?m=xXJ7MKptRM3> **

<https://my.matterport.com/show/?m=xXJ7MKptRM3>

Jan Forster Estates are delighted to welcome to the market this recently refurbished three bedroom semi detached home on the sought after Mitford Gardens, Wideopen. The property is located within easy access to a wealth of local amenities including shops, schools, post office and parks with further amenities being offered in Gosforth and Newcastle via regular public transport links.

The family home which benefits no onward chain briefly comprises; entrance hall with storage cupboard, lounge with bay window opening on to the dining room with patio doors leading to the rear garden, stylish kitchen with fitted wall and floor units, and utility room with access to the garage. To the first floor, there are three good sized bedrooms, the main with bay window, and there is a modern four piece family bathroom WC.

Externally to the front, there is a well kept garden with driveway leading to the attached garage providing off street parking. To the rear, there is a substantial lawned Easterly facing garden with decking and patio areas. An ideal space for entertaining during those long summer nights.

This fantastic opportunity to purchase a beautiful family home is not one to be missed. For more information and to book a viewing please call our Gosforth team on 0191 236 2070.

Tenure

The agent understands the property to be Freehold. However, this should be confirmed with a licenced legal representative.

Council Tax band *C*.



Lounge 14'10" x 15'3" (4.53 x 4.66)

Dining Room 13'8" x 13'1" (4.18 x 4.00)

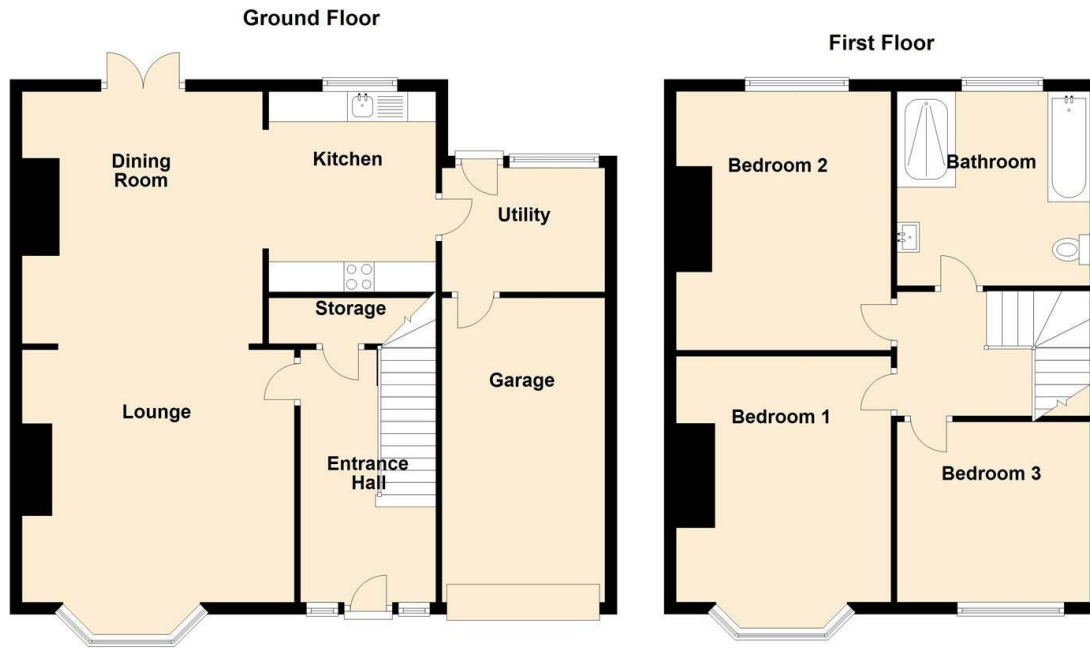
Kitchen 10'0" x 9'1" (3.06 x 2.78)

Utility Room 8'10" x 6'9" (2.71 x 2.07)

Bedroom One 15'11" x 11'11" (4.86 x 3.64)

Bedroom Two 11'10" x 13'10" (3.63 x 4.22)

Bedroom Three 10'4" x 10'6" (3.17 x 3.22)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		80
(69-80) C		
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

The difference between house and home

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