





- Popular Location
- Three Bedrooms
- Front and Rear Gardens
- Utility Room
- Viewing Recommended
- Semi-Detached
- Driveway and Garage
- Close to Amenities
- Council Tax Band \*C\*.
- Call for More Information





This semi-detached three-bedroom family home is located on the ever-popular High Ridge on the edge of Hazlerigg just North of Gosforth.

The property is positioned in a great location and benefits from a real sense of community and a wealth of local amenities including schools, shops, post office and public transport links, with further amenities offered within Gosforth and Newcastle city centre.

Internally the property briefly comprises to the ground floor: - entrance hallway, open plan lounge dining room with sliding door to the sunny conservatory, kitchen, and a handy utility room. To the first floor there are three good-sized bedrooms and a modern, tiled family bathroom WC with four-piece suite.

Externally, there is a garden to the front and a driveway leading to the attached garage. There is also a generous garden to the rear with a patio area and lawn.

A great family home in a superb position that must be viewed to appreciate the accommodation on offer. For more information, please call our Gosforth team on 0191 236 2070.

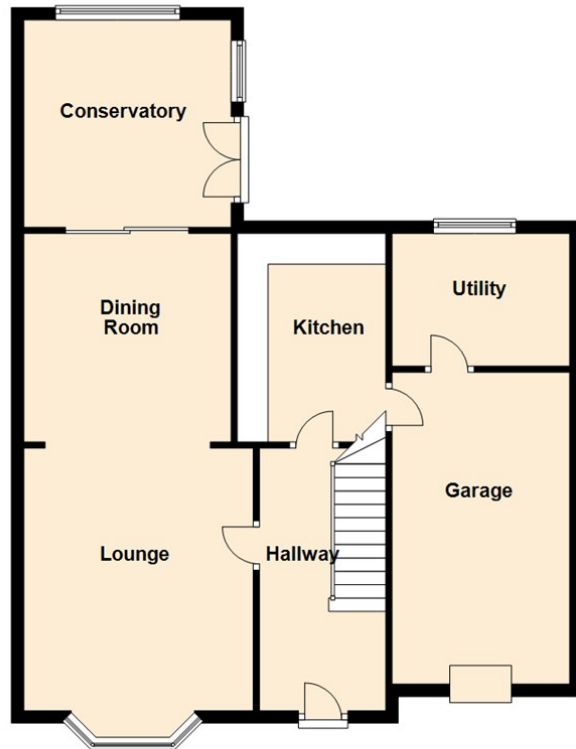
#### Tenure

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

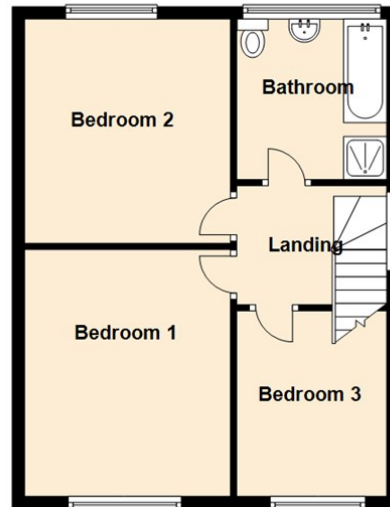
Council Tax band \*C\*.



Ground Floor



First Floor



Lounge 12'4" x 12'2" (3.78 x 3.73)

Dining Area 11'1" x 11'0" (3.38 x 3.37)

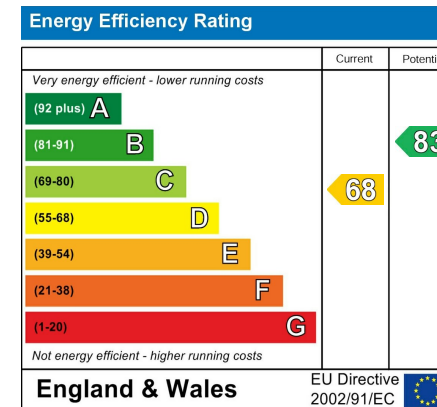
Conservatory 11'6" x 9'8" (3.53 x 2.97)

Kitchen 10'10" x 7'7" (3.32 x 2.37)

Bedroom One 13'5" x 11'3" (4.10 x 3.44)

Bedroom Two 11'3" x 11'9" (3.44 x 3.59)

Bedroom Three 7'8" x 9'11" (2.36 x 3.03)



## The difference between house and home

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