







3



1



1

- Detached Home
- Beautifully Presented
- Smart House Features
- Wrap-Around Gardens
- Local Facilities
- Generous Plot
- Open Plan Living Area
- Three Bedrooms
- Freehold Interest
- Public Transport Links







\*\* Video Tour on our YouTube Channel | <https://youtu.be/IAqKaQ-zTLs>  
\*\*

Jan Forster Estates welcome to the market this stunning detached family home, positioned in a desirable area in Gateshead. The property is close to a range of local facilities, with more amenities available in Newcastle city centre, which could be accessed via regular public transport routes.

The property, which is immaculately presented throughout, briefly comprises to the ground floor;- hallway, very generous open plan living space- well appointed kitchen with an island and a dining area, as well as a lounge with bi-folding doors that lead to the rear gardens. There is also a utility room and a handy downstairs WC. Off the landing to the first floor, you are presented with three good-sized bedrooms- one of them with a walk-in closet, and a modern four-piece family bathroom with a stand-alone bath. The property further benefits from fitted wardrobes, smart home features, boarded loft with electricity and two Velux windows, as well as beautiful views across the Tyne.



Externally, there is a substantial driveway offering off-street parking for multiple vehicles. There are also stunning private South-facing wrap-around gardens with lawned, decking and terrace areas- ideal for entertainment and alfresco dining during the long summer nights, as well as mature planting and trees. There is also a handy garden room that offers extra lounging space.

For more information and to arrange a viewing, please, call our Gateshead office on 0191 487 0800.

#### Tenure

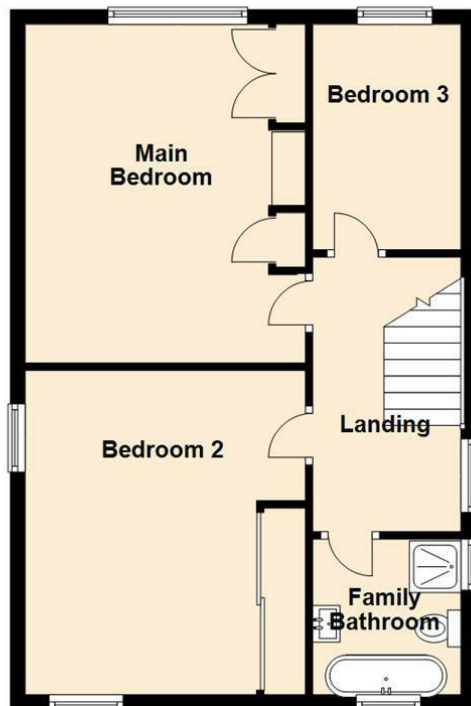
The agent understands the property to be freehold. However, this should be confirmed with a licenced legal representative.

Council Tax band \*A\*

Ground Floor



First Floor



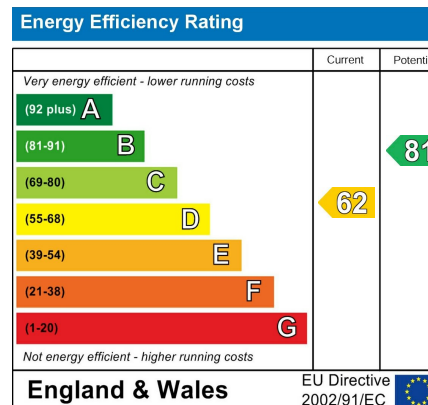
Lounge-Kitchen 29'10" x 10'2" (9.11 x 3.1)

Bedroom One 15'1" x 12'5" (4.60 x 3.81)

Bedroom Two 14'5" x 12'5" (4.41 x 3.81)

Bedroom Three 10'0" x 6'7" (3.06 x 2.01)

Utility 7'10" x 6'7" (2.40 x 2.01)



## The difference between house and home

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.



[www.janforsterestates.com](http://www.janforsterestates.com)

Gosforth  
High Heaton  
Tynemouth  
Property Management Centre

0191 236 2070  
0191 270 1122  
0191 257 2000  
0191 236 2680

