





- Well Presented
- Popular Location
- Close To Amenities
- Leasehold
- Viewing Recommended
- Three Bedrooms
- Garage In Block
- Private Rear Garden
- Council Tax Band: A
- Call For More Information





A well-presented two-bedroom, first floor flat with Westerly-facing private garden on the ever-popular Hornsea Close in the heart of Brunswick Green, North of Gosforth.

The quiet, leafy estate is well-established, offering a strong sense of community and a wealth of local amenities including shops, a post office, parks, and well-regarded schools. For those needing to commute or seeking a wider range of services, Gosforth and Newcastle city centre are both easily accessible via excellent bus and road links.

The property is made up of an entrance lobby with stairs to the first floor, landing with convenient storage, bright and airy lounge, stylish fitted kitchen with a range of wall and floor units and an integrated oven and hob, two generous bedrooms; the main benefiting from built-in wardrobes and there is also a modern, three piece family bathroom WC. Further benefits include gas central heating and double glazing.

Externally, the property features a low-maintenance private rear garden complete with a stylish patio area and artificial lawn - ideal for relaxing or entertaining. Additionally, a garage is located in a separate block, providing secure parking or extra storage space.

We anticipate a high level of interest in this property therefore early viewing is recommended. Please call our sales team on 0191 236 2070 to arrange yours.

Tenure

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

Council Tax Band: A



First Floor



Lounge 15'11" x 12'0" (4.86 x 3.67)

Kitchen 9'8" x 8'10" (2.97 x 2.71)

Bedroom One 10'5" x 12'9" (3.19 x 3.89)

Bedroom Two 8'11" x 8'3" (2.74 x 2.53)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	74
(55-68) D		
(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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