



 **Jan Forster**



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- Excellent Location
- Ideal First Time Buy
- Recently Refurbished
- Freehold
- Call For More Information
- Two Bedrooms
- Semi Detached Home
- Close To Amenities
- Viewing A Must





This two-bedroom, semi-detached home is located on the popular Brunton Avenue, a peaceful residential street in Fawdon. The property has been recently refurbished and will make an ideal first time buy or investment opportunity.

Conveniently located close to a wealth of amenities including well regarded schools and supermarkets, within walking distance to the Metro station and within easy reach of Gosforth High Street. Further public transport links give excellent access to the A1 motorway and Kingston Park Retail Park.

Internally the property briefly comprises to the ground floor: - welcoming entrance porch leading through to the spacious, bright and airy living area with a feature fireplace. The modern kitchen is fitted with gloss units, integrated oven and hob with extractor fan, and stylish tiled flooring and offers access to the rear garden, which provides an ideal space for al fresco dining or relaxing outdoors. To the first floor, there are two good-sized double bedrooms, the main with fitted wardrobes, and the second bedroom looks out to the back garden. There is also a modern family bathroom WC completing the first floor. Further benefits include gas central heating and double glazing.

Externally there is an easy to maintain garden to the front leading to the garage and there is also a garden to the rear.

This property truly needs to be seen to be fully appreciated, and early viewing is strongly recommended. For more information or to arrange a viewing, please contact our Gosforth branch on 0191 236 2070.

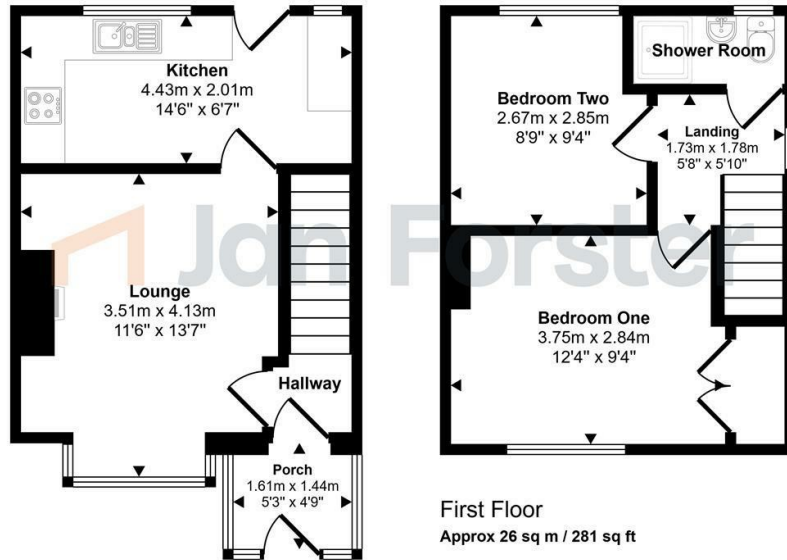
Tenure

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

Council Tax Band: B



Approx Gross Internal Area
55 sq m / 594 sq ft



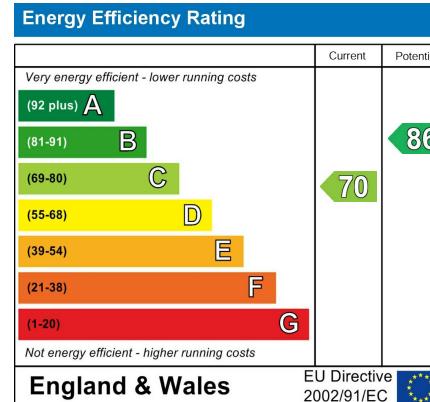
This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Lounge 11'6" x 13'6" (3.51 x 4.13)

Kitchen 14'6" x 6'7" (4.43 x 2.01)

Bedroom One 12'3" x 9'3" (3.75 x 2.84)

Bedroom Two 8'9" x 9'4" (2.67 x 2.85)



The difference between house and home

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