

BRUNTON

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Chowdene Bank

Low Fell, NE9 6JP

SUBSTANTIAL DETACHED HOME - LARGE PLOT - DEVELOPMENT POTENTIAL

Brunton Residential are delighted to offer for sale this historic home located via a private driveway off Chowdene Bank in Low Fell. This fantastic property is positioned on just under an acre of land and is situated over four floors.

£1,000,000

Ravenswood House Chowdene Bank

Low Fell, NE9 6JP



Ravenswood House offers a grand feel throughout, it is accessed via a winding gravelled driveway with the property being accessed through an original double hardwood, arched doorway. The entrance hallway is impressive, it is clad in original paneling offers an amazing feature fireplace with plenty of space for cloaks while a door leads to a utility/washroom with ground floor WC. There are multiple large reception rooms, a spacious dining room with a window to the side and a double door to the conservatory. There is a sitting room with a fantastic walk-in bay window, a fireplace and access to the greenhouse with balcony overlooking the front gardens. A smaller cosy lounge also offers views over the rear gardens. To the rear of the property is the fitted kitchen, the kitchen is centred around a stunning AGA and also incorporates an open-plan breakfast room with a window and fireplace. A staircase leads downstairs to the lower ground floor, the best room of the house could possibly be the Snooker room, with fully fitted bar as well as a stunning bay window which includes a doorway leading to the bay window. The study has original Parquet flooring and a window to the rear while a gym is positioned next door leading to extra storage. From the ground floor hallway, a grand staircase leads to the first floor, the first floor once again offers lots of space, the standout room on this floor has to be the master bedroom, this spacious room provides plenty of space for anything up to an emperor bed with furniture, an ensuite bathroom has a walk-in shower cubicle and a centralised roll top bath. Three further rooms could easily be used as either bedrooms or more lounge space while a bathroom and two large store cupboards are accessed from the hallway. The top floor provides two further double bedrooms and a third family bathroom.

Viewings are required to fully appreciate the quality and size of the outside space included with this home, it has been estimated at around 0.9 acres in total and comprises a range of lawned, paved, gravelled and woodland areas, it includes a large patio area with double garage to the side.

ON THE LOWER GROUND FLOOR

Snooker Room

20'0" x 22'4" (6.10m x 6.80m)

Study

17'9" x 14'10" (5.40m x 4.51m)

Gym

Staircase

ON THE GROUND FLOOR

Porch

Hallway

Lounge

17'9" x 22'9" (5.40m x 6.94m)

Sitting Room

17'9" x 14'9" (5.40m x 4.50m)

Conservatory

Dining Room

24'2" x 17'9" (7.36m x 5.40m)

Utility

6'7" x 4'5" (2.00m x 1.35m)

WC

Breakfast Room

12'10" x 18'1" (3.90m x 5.52m)

Kitchen

10'10" x 18'1" (3.31m x 5.52m)

External Double Garage

ON THE FIRST FLOOR

Landing

Master Bedroom

20'8" x 22'10" (6.29m x 6.97m)

En-suite Bathroom

Bedroom

11'6" x 17'9" (3.51m x 5.40m)

Bedroom

11'9" x 17'9" (3.57m x 5.40m)

Bathroom

ON THE SECOND FLOOR

Landing

Bedroom

15'0" x 18'1" (4.58m x 5.52m)

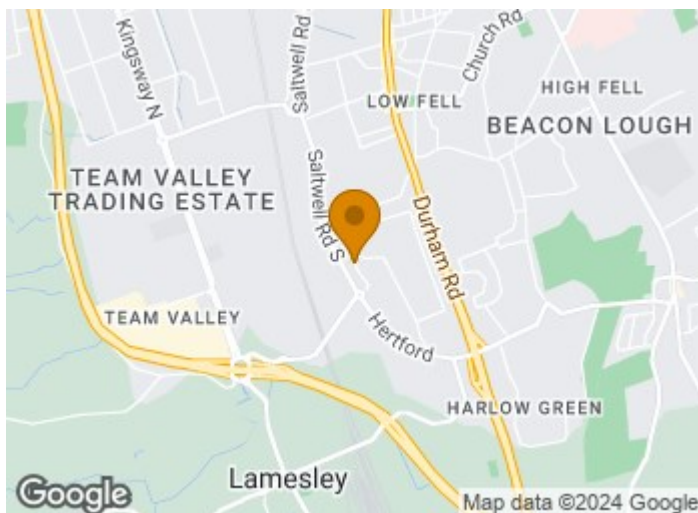
Bedroom

18'9" x 12'7" (5.71m x 3.84m)

Bedroom

13'2" x 16'10" (4.02m x 5.14m)

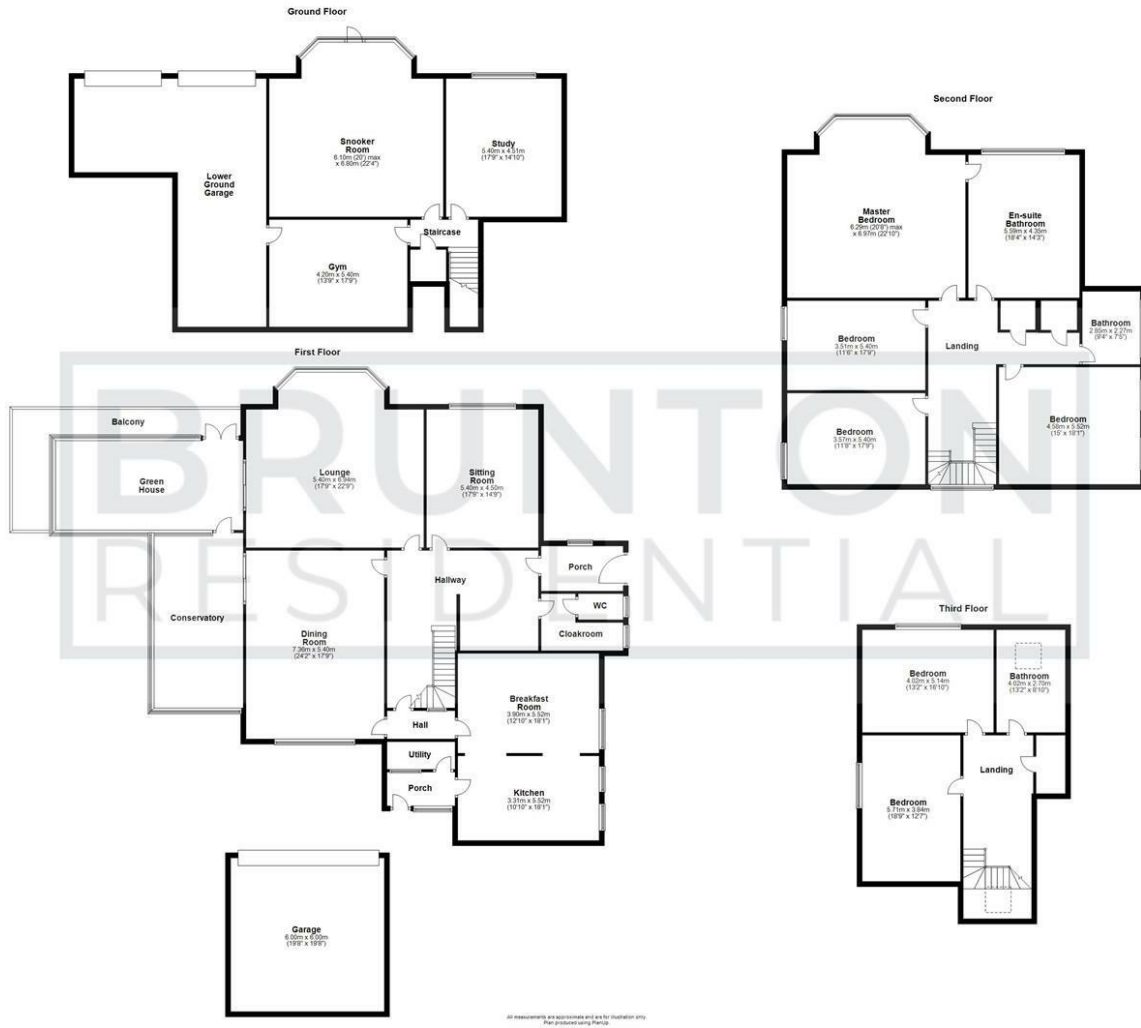
Bathroom



- SUBSTANTIAL FAMILY HOME
- HUGE PLOT
- DEVELOPMENT POTENTIAL
- EIGHT RECEPTION ROOMS
- DOUBLE GARAGE
- SIX BEDROOMS
- EXTENSIVE GARDENS



Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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

Environmental Impact (CO ₂) Rating	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	