

BRUNTON

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PRIMROSE LANE, BRUNTON RISE, NE13

£189,950

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TWO DOUBLE BEDROOMS | TERRACED HOUSE | ALLOCATED OFF STREET PARKING

Brunton Residential are delighted to welcome to the market this immaculate 'Canford' by Taylor Wimpey at Heathwood on Brunton Rise with no forward chain, ground floor WC and excellent school catchments. For more information and to book your viewing please call our team on 0191 236 8347.

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The two bedroom Canford is a modern home ideal for first time buyers or those looking to downsizing.

The Canford has a traditional design with driveway parking to the front of the home.

An open plan lounge with space for dining feels light and modern with French doors leading out to the rear garden, great for entertaining or hosting those summer BBQ's. A contemporary fitted kitchen, useful downstairs cloakroom and an essential storage cupboard complete the ground floor.

Upstairs there's a double bedroom with storage cupboard, a further double bedroom and a separate bathroom.

Located in the sought-after Newcastle Great Park. Heathwood at Brunton Rise is our next phase of energy efficient homes in a range of new designs.

With Newcastle City Centre just under 6 miles away and a nature reserve right on your doorstep, it's the ideal balance between city living and rural tranquility.

Kingston Park is within easy reach thanks to a new link road, offering a range of amenities. A public transport service links to Regents Centre metro station and access to the A1 and A19 is both easy and convenient.



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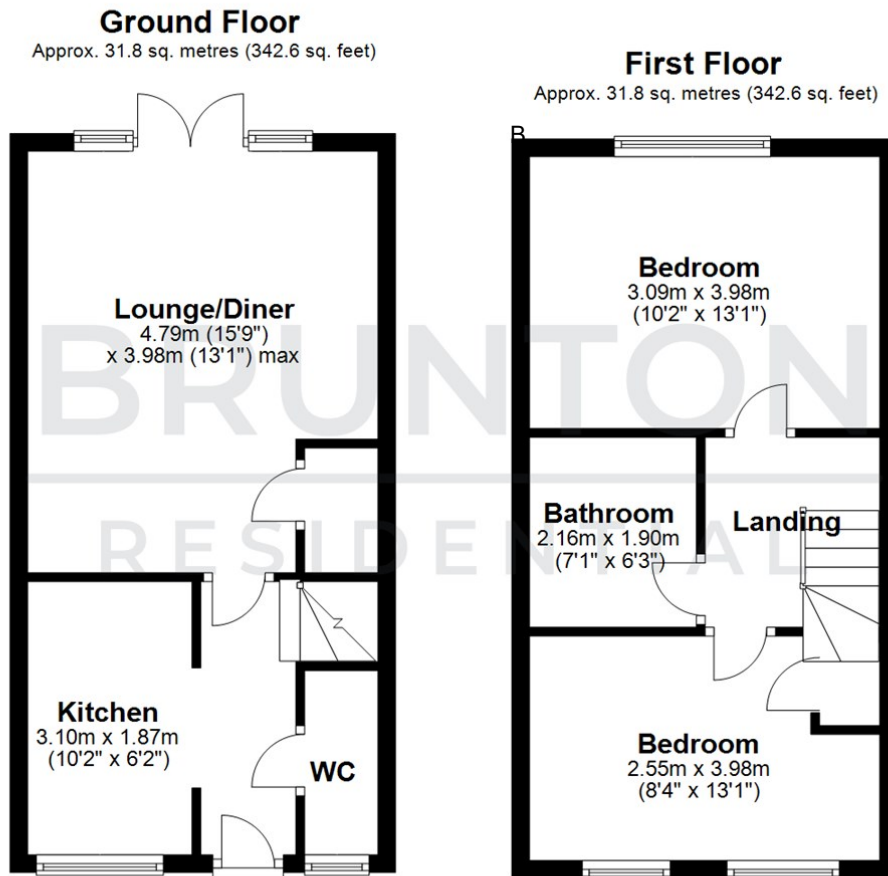
TENURE : Freehold

LOCAL AUTHORITY :

COUNCIL TAX BAND : B

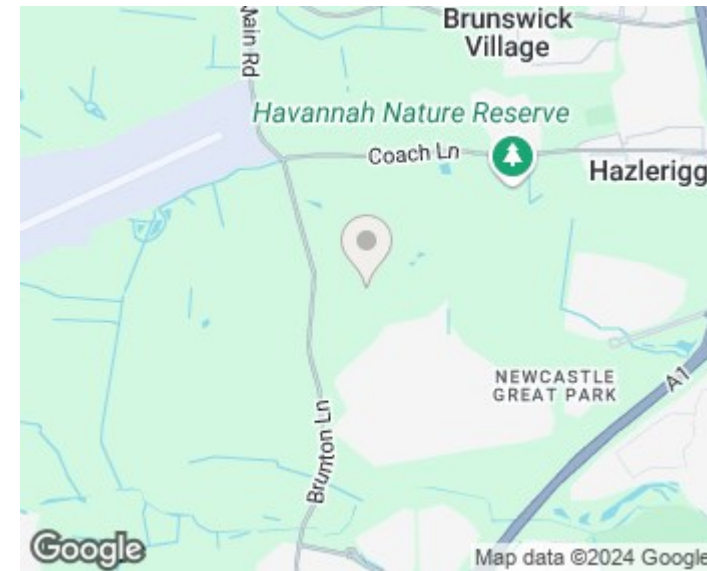
EPC RATING : B

SERVICES :



Total area: approx. 63.6 sq. metres (685.1 sq. feet)

All measurements are approximate and are for illustration only.
Plan produced using PlanUp.



Energy Efficiency Rating	
Current	Potential
84	98
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	
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	
EU Directive 2002/91/EC	