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ELMWOOD PARK COURT, GREAT PARK, NE13

Offers Over £210,000

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A fantastic end terraced home located in the sought-after Great Park development. This Swale-design property by Persimmon Homes offers a well-designed layout with three well-proportioned bedrooms, one of which features a Juliet balcony. The home also benefits from a South facing rear garden and is positioned at the end of a cul-de-sac.

Additionally, the property provides allocated parking, a valuable advantage in urban settings.

Situated in the highly desirable Great Park area, this home is within easy reach of excellent local amenities, including shops, schools, and green spaces. Great Park also offers convenient transport links to Newcastle city centre and beyond.

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Upon entering, you are welcomed into an entrance hall providing access to a spacious lounge with a front-aspect window overlooking the front of the property. From here, there is access to a WC, while to the rear, an open-plan kitchen/diner features integrated appliances and double doors leading out to the rear garden.

On the first floor, there are two well-proportioned bedrooms, one of which benefits from a Juliet balcony. This floor offers a tiled bathroom, complete with a bath, overhead shower, washbasin, and WC.

The second floor is dedicated entirely to a generous bedroom, which includes built-in wardrobes and Velux windows. A storage cupboard is also located on the landing.

Externally, the property enjoys generous front and rear outdoor areas, along with double parking. The rear garden is laid to lawn, featuring a paved seating area enclosed by fencing.



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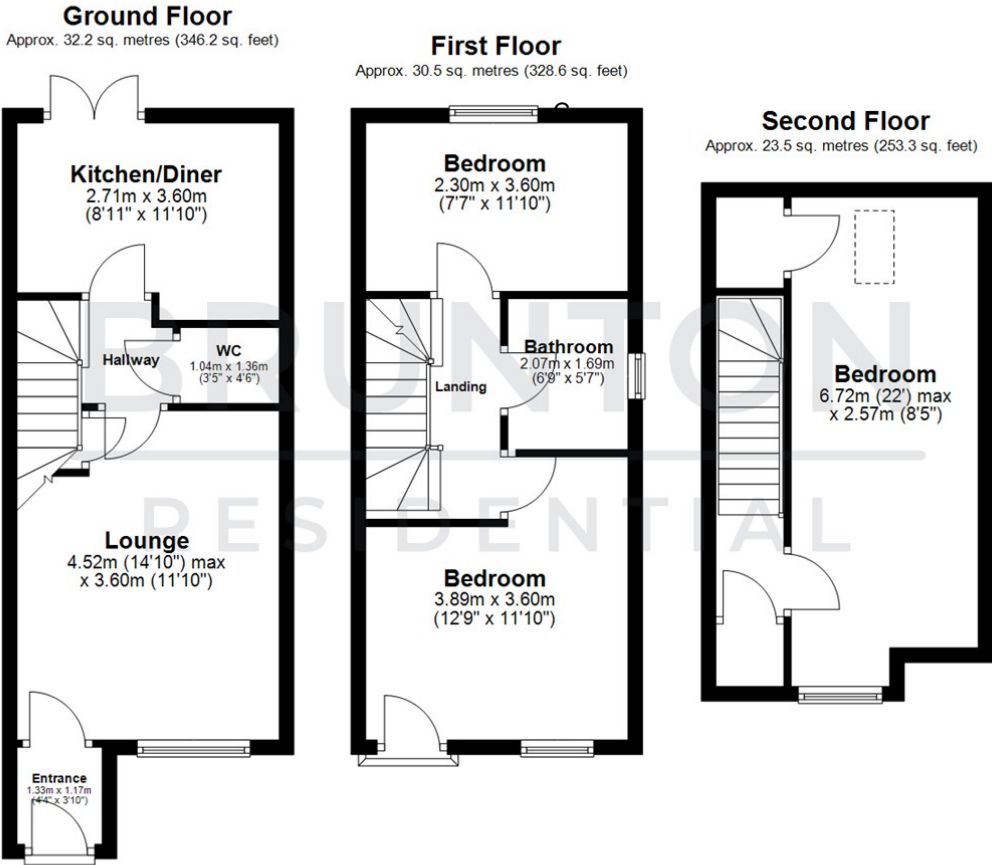
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TENURE : Freehold

LOCAL AUTHORITY :

COUNCIL TAX BAND : C

EPC RATING : B



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



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		89	(92 plus) A		
(81-91) B	81		(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	