











Brunton Residential are pleased to present this impressive 'Harrington' by Persimmon, a five-bedroom detached house, situated on a great plot within of Elmwood Park Gardens, Great Park.

This home offers five well-proportioned bedrooms, two benefitting from en-suite facilities. The property also enjoys an open-plan kitchen/diner with access to the lovely rear garden.

Great Park is a well-connected area, offering a range of local amenities, schools, and parks. With excellent transport links, residents enjoy easy access to Newcastle city centre and surrounding areas.









## BRUNTON

Upon entering, you are welcomed into a hallway that provides access to two reception rooms, both featuring front-aspect windows. The hallway also leads to a WC beneath the stairs and continues to the rear, where an openplan kitchen, dining, and living area spans the width of the property. This spacious area benefits from a window overlooking the garden and double doors opening onto the outside space.

On the first floor, there are four well-proportioned bedrooms, with the principal bedroom enjoying the added convenience of an en-suite shower room. A family bathroom serves the remaining bedrooms, complete with a bath, washbasin, and WC. A storage unit is also located on this level.

The second floor is dedicated to a generously sized fifth bedroom, featuring Velux windows, an en-suite shower room, and double doors leading out onto a private balcony.

Externally, the property enjoys a well-maintained West facing rear garden with planted borders, a lawned area, and a paved seating space, all enclosed by fencing.

## Tenure

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

Council Tax Band F



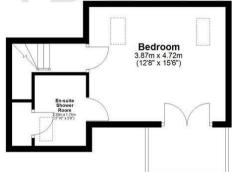


## **BRUNTON**

## RESIDENTIAL



Second Floor
Approx. 27.2 sq. metres (292.5 sq. feet)



TENURE: Freehold

LOCAL AUTHORITY : Newcastle City Council

COUNCIL TAX BAND: F

EPC RATING: B



