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ARCHERFIELD DRIVE, CRAMLINGTON, NE23

Offers Over £200,000

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Bunton Residential are happy to present this well presented 'Sutton' by Persimmon, a three bedroom end terrace home situated on the sought after Fairways development in Cramlington. Offering modern accommodation set over three floors, this property is ideally suited to first time buyers, young families, or those looking to upsize.

Located close to local shops, schools, transport links, and leisure facilities, this attractive home offers both convenience and comfort in a popular residential setting.

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Upon entering the property, you are welcomed by a useful entrance porch leading into a bright and inviting living room, featuring a large front facing window that provides excellent natural light. The living room offers generous floor space. Continuing through, the inner hallway provides access to a convenient ground floor WC and a built in storage cupboard. To the rear of the property, the modern kitchen/dining room is fitted with high gloss cabinetry, integrated appliances, and ample worktop space. A designated dining area benefits from French doors opening directly onto the rear garden.

The first floor comprises two well sized bedrooms. The rear bedroom is currently utilised as a nursery, decorated with stylish wainscoting and a playful feature wall. The second bedroom is an excellent double sized room that could alternatively serve as a dedicated home office. A modern family bathroom completes this level, fitted with a white three piece suite.

The entire top floor is dedicated to the impressive principal bedroom suite. This generously proportioned space features dual Velux windows allowing natural light to flood in, creating a bright and airy atmosphere.

To the rear of the property is a private, fully enclosed garden mainly laid to lawn with a patio area and a timber storage shed. The garden enjoys a good level of privacy, making it an ideal space for young children to play or for outdoor dining in warmer months. To the front, the property benefits from driveway parking for two vehicles, the current owner has also added an EV charger.



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TENURE : Freehold

LOCAL AUTHORITY : Northumberland
County Council

COUNCIL TAX BAND : B

EPC RATING : B



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

