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THISTLE WAY, CALLERTON, NE5
Offers Over £210,000

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IMMACULATLEY PRESENTED - TWO BEDROOM - SOUGHT AFTER LOCATION
Brunton Residential is delighted to bring to market this fantastic two-bedroom semi-detached property in Callerton. This home boasts an immaculate interior throughout and would be perfect for first time buyers. Situated close to local amenities, schools, and transport links.

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Accommodation briefly comprises of; an open hallway that leads into a light-filled lounge, with the toilet conveniently located to the right and the kitchen to the left. The lounge impresses with its generous space, highlighted by large double doors that open to the garden at the rear of the property. The kitchen offers sleek matte doors, black accent handles and co-ordinated work surfaces. Integrated appliances, including a dishwasher, fridge freezer, and induction hob, enhance the kitchen's modern functionality. The WC is across the hall from the kitchen which is excellent for practicality. White tiled flooring is used throughout entire ground floor, allowing a polished finish. Ascending to the first floor reveals two generously sized bedrooms, strategically positioned at the front and rear of the property. The master bedroom offers a well-equipped en suite that is complete with a shower and toilet. The second bedroom allows for bedroom furniture however is currently used as a spacious dressing room. The family bathroom and landing area complete this level.

At the front of the property, a driveway accommodates parking for two cars, while the rear garden has a combination of turf, graveled and porcelain tiled areas.

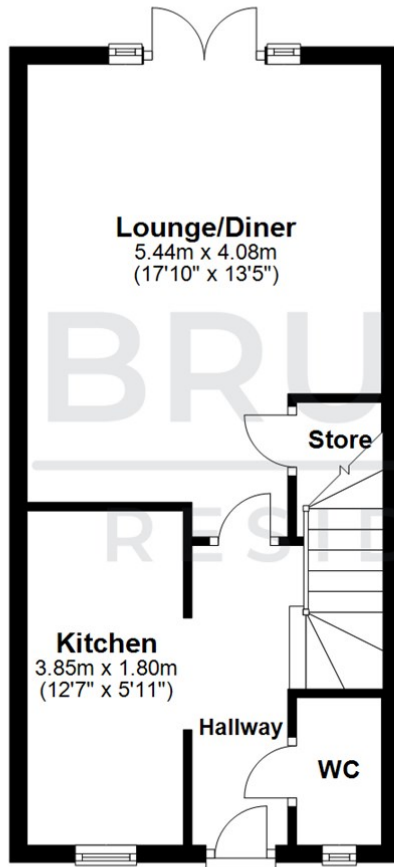


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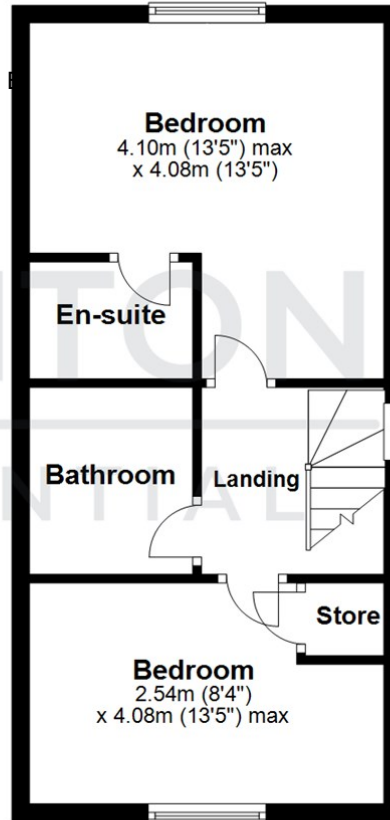
Ground Floor

Approx. 36.7 sq. metres (395.3 sq. feet)



First Floor

Approx. 36.7 sq. metres (395.3 sq. feet)



Total area: approx. 73.4 sq. metres (790.6 sq. feet)

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

TENURE : Freehold

LOCAL AUTHORITY :

COUNCIL TAX BAND : B

EPC RATING : B

SERVICES :



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		97
(92 plus) A		
(81-91) B	84	
(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 (CO₂) 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	