



**55 Eastwood Grange Road, Hexham, NE46 1UE**

**Offers Over £250,000**

Hive Estates welcomes to the market this stunning interior designed semi detached bungalow, recently refurbished with sophisticated interior design. Located in a secluded residential estate, a short walk from the centre of Hexham, the property features a double length driveway, attached garage, large low maintenance garden to the rear and spacious rooms throughout.

Upon approach, the double length driveway provides access to the attached garage, as well as the front door to the home. With a front garden furnished with gravel, the space is bordered with maintained hedges for privacy. Once inside the property, you are greeted with minimal decor and sleek wood effect laminate flooring, providing access to all principal rooms of the home and integrated storage.

**Hall 2'11" x 6'6" (0.90 x 2)**

Located to the front of the property, second bedroom offers a neutral design and large feature window. Next, the sizeable living room continues the interior theme, with soft hues to the walls and floor, offering the ideal space for relaxing. With noticeable storage space available to the chimney breast alcoves, the configuration has been well thought out.

Moving into the main bathroom, the elegant design features a mix of beige tiles with complimenting chrome fittings, the room offers a sophisticated feel. Equipped with WC, rainfall shower over integrated bath with wall controls, wall mounted wash basin and heated towel rail, the space is functional yet tranquil.

Across the hallway, the principal bedroom is completely versatile, offering neutral decor, brand new carpets and an accent window, an ideal blank canvas for the new owner.

Situated to the rear of the home, the newly fitted kitchen houses grey shaker units, quartz worktops incorporating breakfast bar and integrated Bosch appliances including hob, extractor, oven, fridge freezer, washing machine and dishwasher. This space is ideal for entertaining with an open plan layout to the sun room, creating an abundance of natural light throughout.

Herringbone style flooring flows naturally from the kitchen into the beautifully light sun room, offering the perfect place to dine with family and friends. Overlooking the greenery of the rear garden, the private space can be accessed directly from here.

With an introductory stone patio, the garden progresses into a fully gravelled area with stepping stone pathways, finished with bordering mature shrubs for ultimate seclusion. The garden has lots of potential and is in the sun for most of the day as it passes over.

This home would make a great new place to live, having been completed to high standard with a full rewire, fresh carpets and new radiators fitted throughout. In a great location close to shops, amenities and transport links, the property offers access to a variety of country walks and into the town centre.

**Kitchen 9'10" x 8'10" (3.00 x 2.70)**

**Lounge 17'0" x 12'1" (5.20 x 3.70)**

**Sun Lounge 6'6" x 9'6" (2.00 x 2.90)**

**Bedroom 1 12'5" x 12'1" (3.80 x 3.70)**

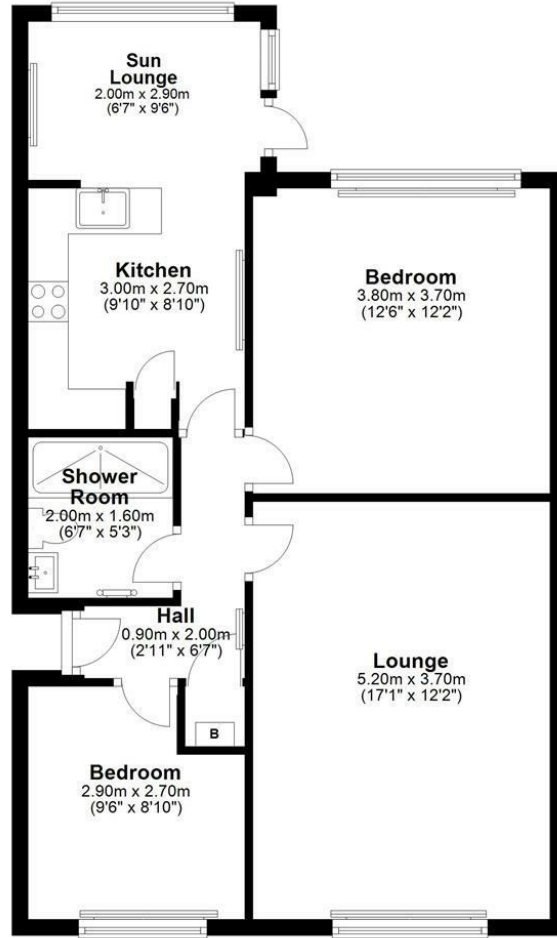
**Bedroom 2 9'6" x 8'10" (2.90 x 2.70 )**

**Shower Room 6'6" x 5'2" (2.00 x 1.60)**



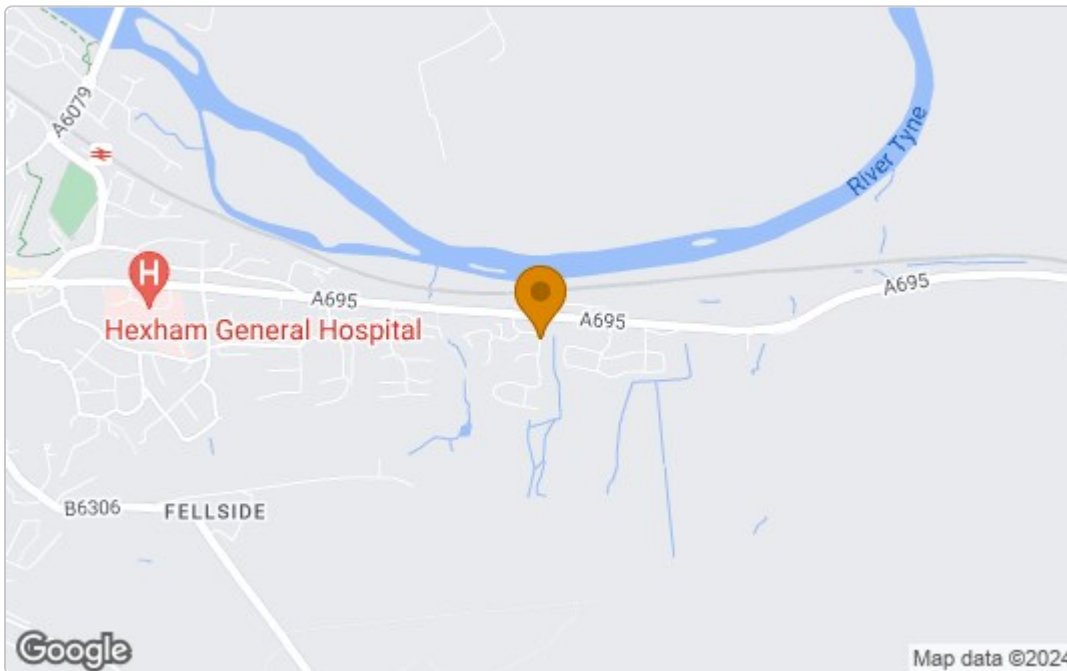
### Ground Floor

Approx. 64.1 sq. metres (689.5 sq. feet)

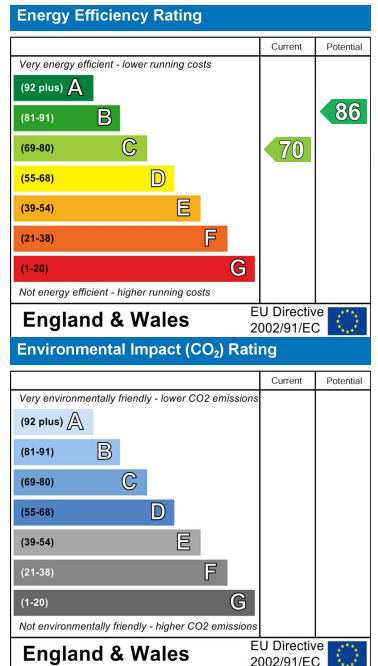


Total area: approx. 64.1 sq. metres (689.5 sq. feet)

### Area Map



### Energy Efficiency Graph



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