



27 Kingsley Avenue, Newcastle Upon Tyne, NE3 5QN

Offers Over £475,000

Hive Estates is proud to present this beautifully extended and meticulously designed four bedroom family home, nestled in the highly desirable and prestigious area of Melton Park in Gosforth. Immaculately presented throughout, this stunning residence offers spacious, modern living with elegant touches and thoughtful design features perfect for growing families and those who love to entertain.

Upon entering, you're welcomed by a bright and airy living room complete with a large bay window that floods the space with natural light. Finished in a soft neutral palette with plush beige carpets, the room also features a charming working fireplace and bespoke built-in alcove storage creating a warm and inviting atmosphere.

At the heart of the home lies the show stopping open-plan kitchen and dining space. Designed with both functionality and style in mind, this space boasts beautiful hardwood flooring, contemporary neutral décor, an exposed brick walls, and a striking skylight that enhances the sense of space and light. Full-width sliding doors open directly onto the private rear garden, seamlessly blending indoor and outdoor living. The kitchen is fitted with sleek, handleless off white cabinetry and a matching central island, topped with complementary grey work surfaces. High spec integrated appliances include a double oven, microwave, dishwasher, five-ring gas hob, and a filtered water tap. There is extensive storage throughout, and the layout flows effortlessly into a generous dining area ideal for hosting family and friends. A separate utility room mirrors the kitchen's style, with matching cabinetry and worktops, offering even more practical storage space and access to the rear of the garage.

Upstairs, the principal bedroom is a luxurious retreat, featuring built-in wardrobes, soft carpets, a dropped ceiling with ambient feature lighting, and a large en-suite. The en-suite is fitted with a double vanity unit with built-in storage, two heated towel rails, a WC, and a spacious walk-in waterfall shower beautifully finished with floor to ceiling tiling and spotlights. There are two additional generous double bedrooms, both neutrally decorated with large windows that flood the rooms with natural light one of which benefits from fitted wardrobes. A fourth single bedroom overlooks the rear garden and makes an ideal home office, nursery, or dressing room.

The main family bathroom is stylish and contemporary, with floor and wall tiling in varying shades of grey, a vanity unit with basin, WC, light-up mirror, and a bath with overhead shower. A convenient downstairs WC adds further practicality to this exceptional home.

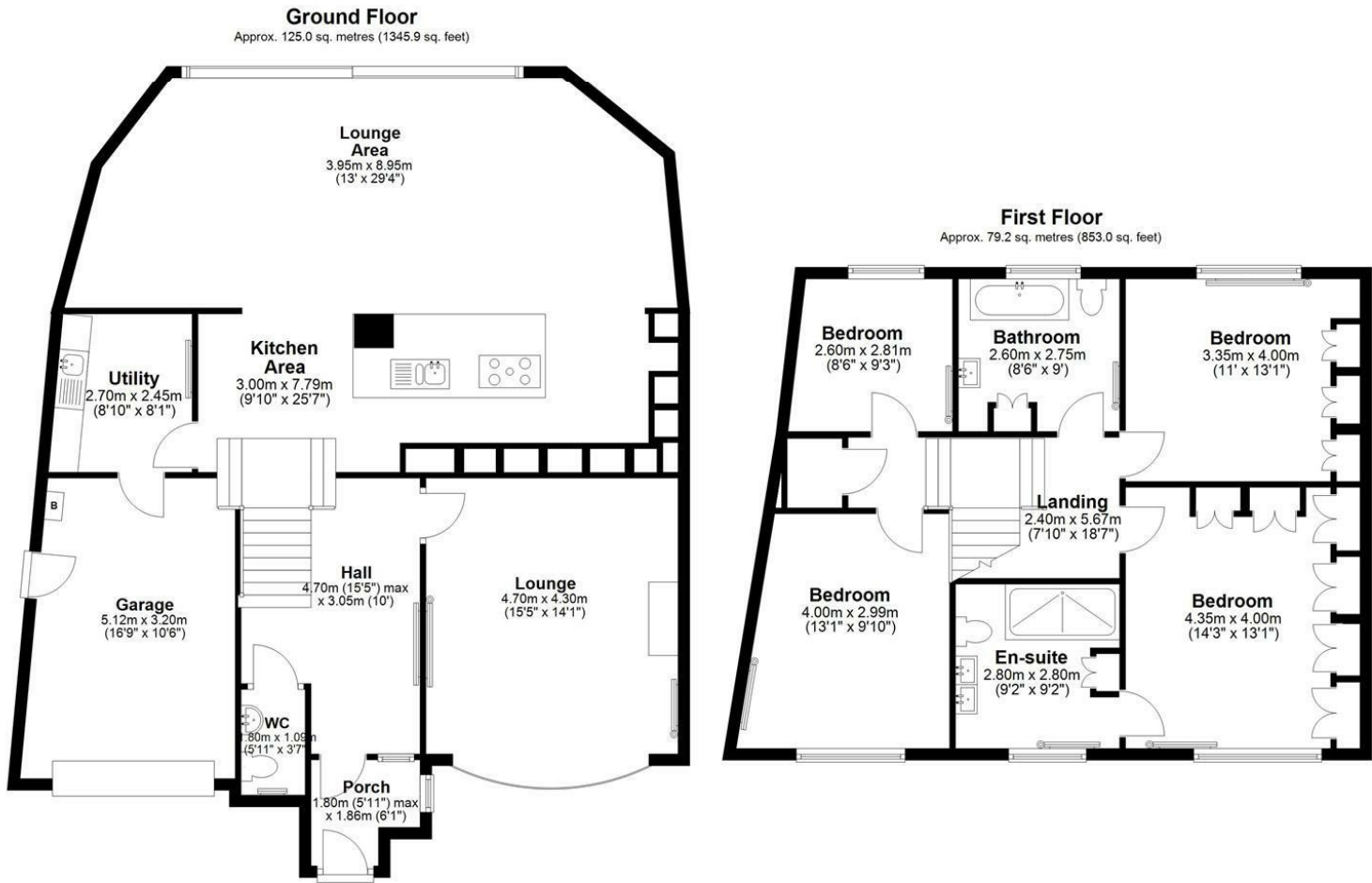
Externally, the property benefits from a private front driveway, providing off-street parking and enhancing the home's kerb appeal. The rear garden is a peaceful retreat with a lawn and patio area, perfect for summer dining or relaxing, and there's gated side access linking front and back for added convenience.

Situated in a prime location with excellent transport links, including easy access to the A1 North and South, the property is ideally positioned close to Great Park, local amenities, well-regarded schools, and the shops and restaurants of central Gosforth. Newcastle city centre is just a short drive away. This is a truly exceptional home in one of Gosforth's most sought-after neighbourhoods.

- Lounge 15'5" x 14'1" (4.70 x 4.30)**
- Kitchen Area 9'10" x 25'6" (3.00 x 7.79)**
- Utility 8'10" x 8'0" (2.70 x 2.45)**
- WC 5'10" x 3'6" (1.80 x 1.09)**
- Bedroom 1 14'3" x 13'1" (4.35 x 4.00)**
- En-Suite 9'2" x 9'2" (2.80 x 2.80)**
- Bedroom 2 10'11" x 13'1" (3.35 x 4.00)**
- Bedroom 3 13'1" x 9'9" (4.00 x 2.99)**
- Bedroom 4 8'6" x 9'2" (2.60 x 2.81)**
- Bathroom 8'6" x 9'0" (2.60 x 2.75)**
- Garage 16'9" x 10'5" (5.12 x 3.20)**

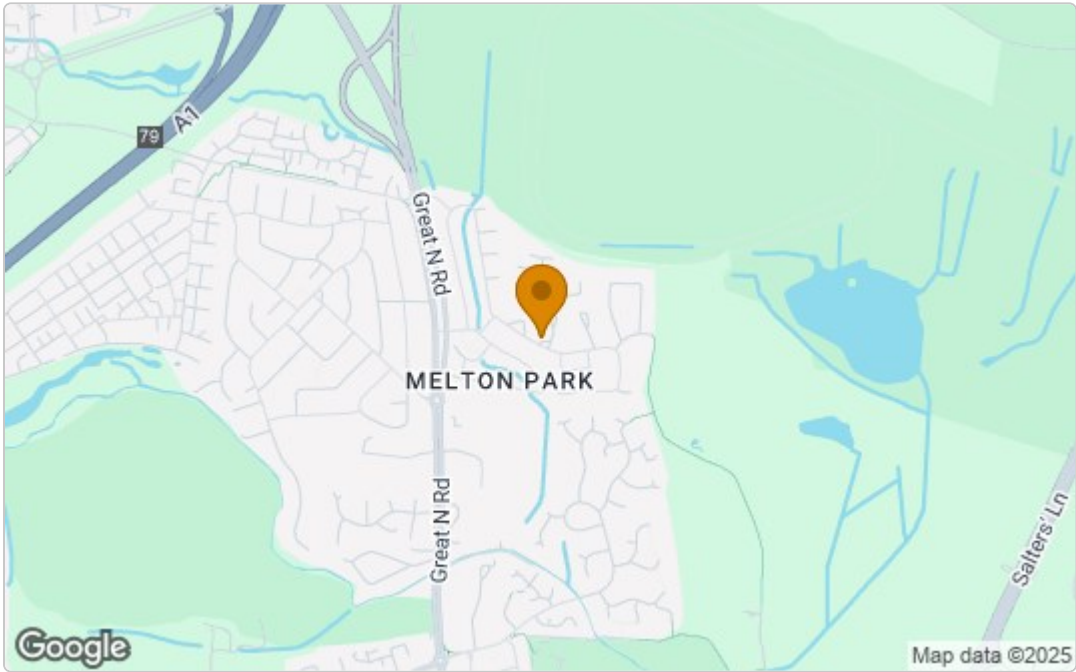
Lounge Area 12'11" x 29'4" (3.95 x 8.95)

Floor Plan

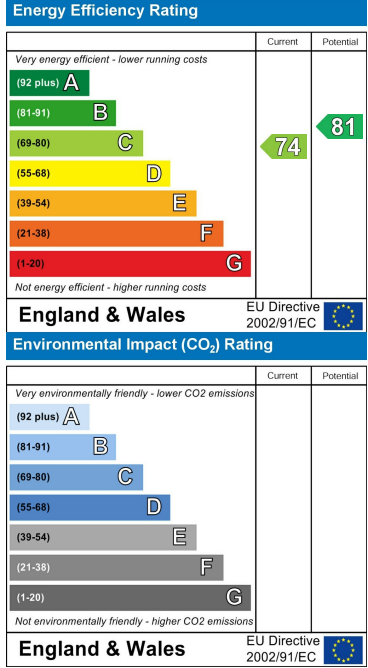


Total area: approx. 204.3 sq. metres (2198.9 sq. feet)

Area Map



Energy Efficiency Graph



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