



1 Northfield Road

Gosforth



SANDERSON
YOUNG



1 Northfield Road Gosforth

Well Presented Semi-Detached Family Home Situated in The Heart of Gosforth, Boasting a lovely Lounge, Open Plan Kitchen/Diner, Utility Room, Four Bedrooms, Refitted Family Bathroom, Separate Shower Room, Lawned Rear Gardens with New Garden Studio/Summerhouse, Off Street Parking, Integral Garage & No Onward Chain!

This delightful, semi-detached family home is ideally located on the popular Northfield Road, Gosforth. Northfield Road, which is situated close to Elgy Green and Salters Road, is perfectly placed to provide excellent access into central Gosforth with its shops, cafes and amenities whilst also being placed only a short walk to outstanding local schooling and fantastic transport links into Newcastle City Centre and beyond.

Price Guide:

Guide Price £425,000





Boasting close to 1,300 Sq ft, the internal accommodation comprises: Entrance hall with stairs to the first floor | Lounge with west facing walk-in bay window and feature fireplace with wood burning stove | Open plan kitchen/diner with integrated appliances and central island to the kitchen area with French doors leading out onto the rear gardens | Utility room with door to garden and integral garage to the ground floor.

The stairs to the first-floor give access to a landing that in turn leads onto four bedrooms, of which three are comfortable doubles and a stylish, refitted family bathroom with separate guest shower room with WC | Bedrooms one and two are similar in size and enjoy bespoke fitted wardrobes | Bedroom three is located over the half landing | Bedroom four is a single room/nursery.

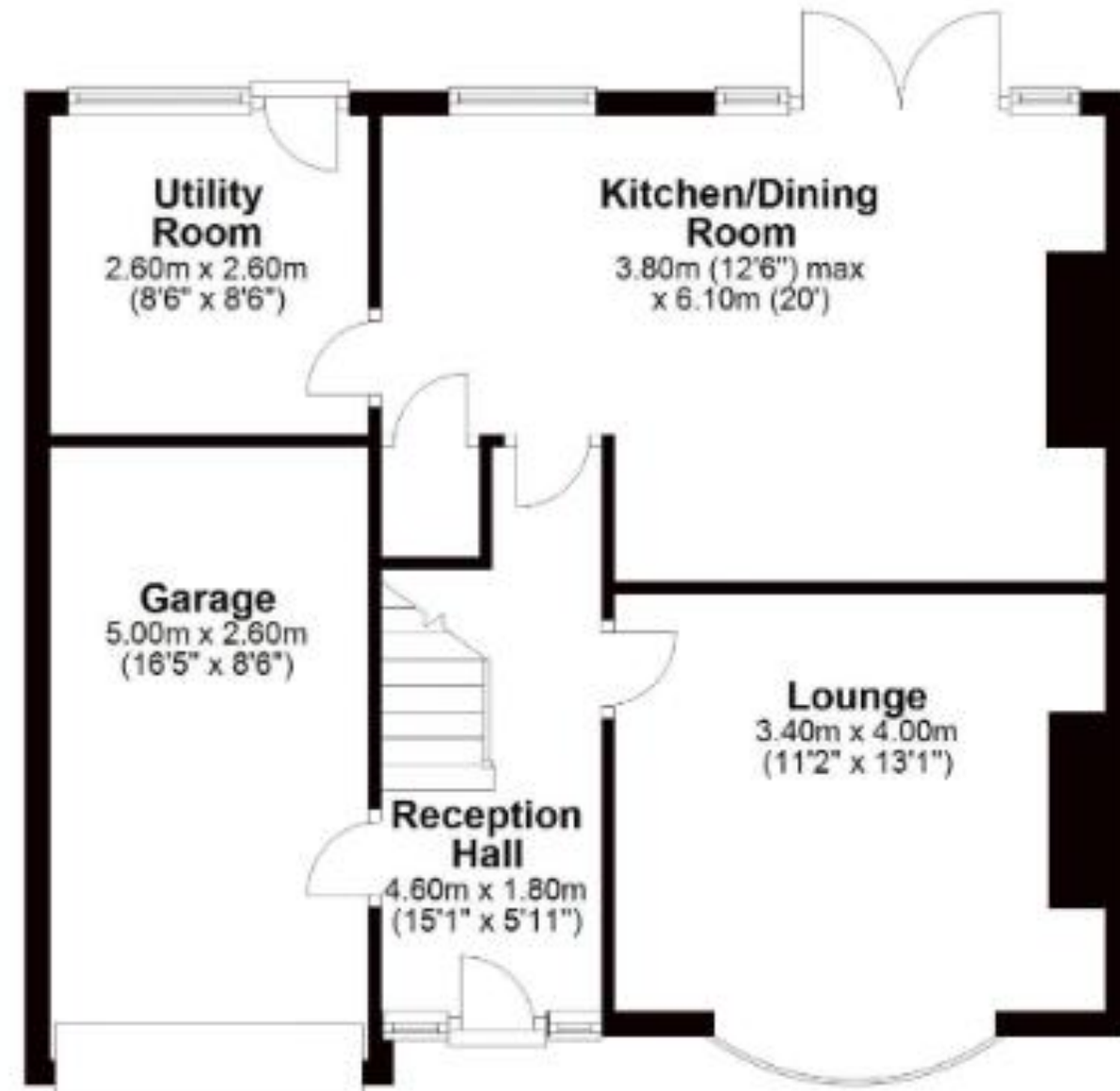


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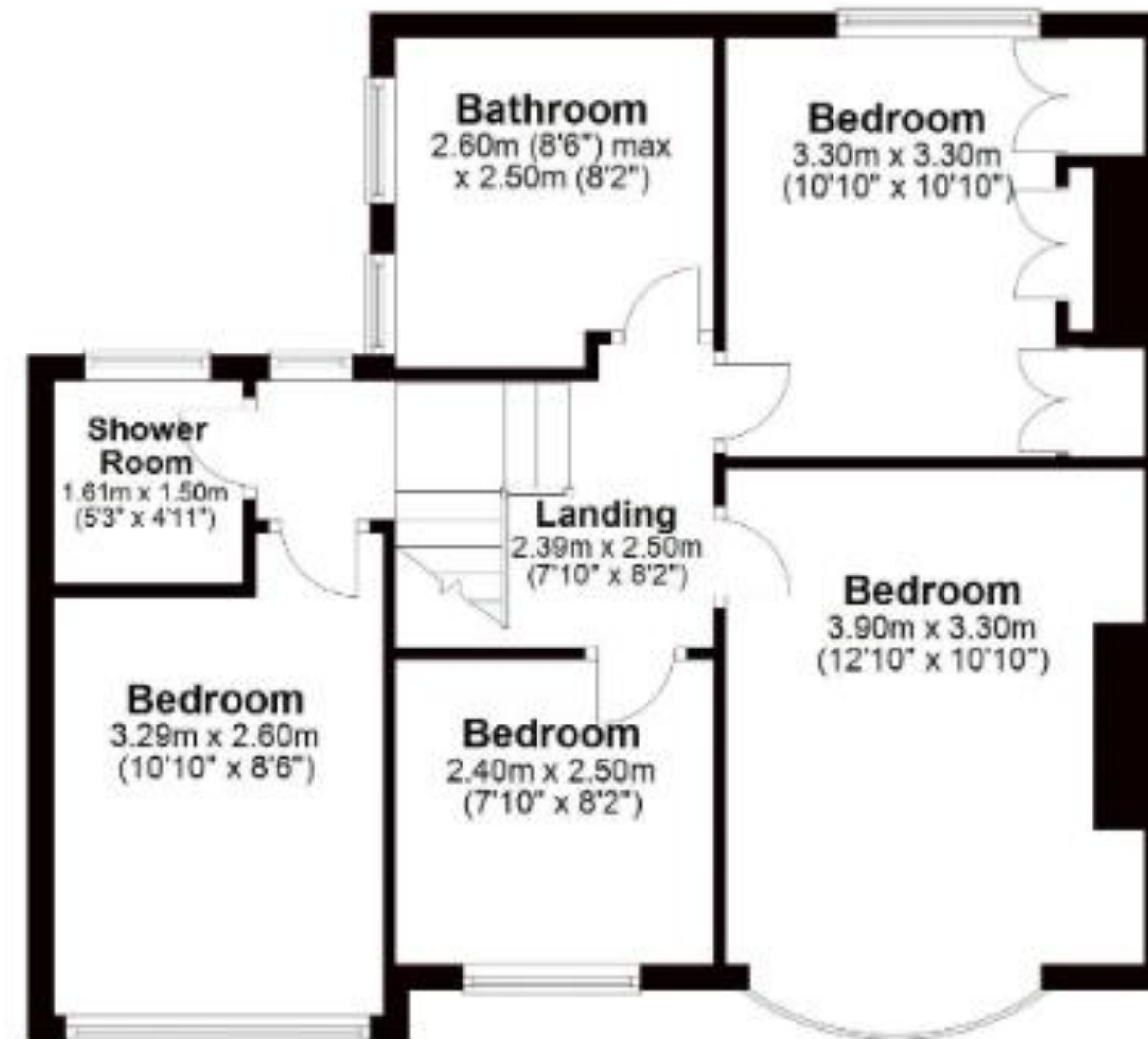
Ground Floor

Approx. 64.0 sq. metres (689.3 sq. feet)



First Floor

Approx. 56.7 sq. metres (610.6 sq. feet)



Total area: approx. 120.8 sq. metres (1299.8 sq. feet)

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Externally, the property offers a large block paved driveway, offering off street parking for two vehicles with access to the integral garage. To the rear, is a pleasant garden which is laid to lawn with planted borders and fenced boundaries. The current owners have also recently installed a lovely garden studio which is ideal as a work from home office or also as a summer house with light and power.

Well-presented throughout, with double glazed windows and gas 'Combi' central heating, early viewings are strongly recommended.

Services: Mains electric, gas, water and drainage | Tenure: Freehold | Council Tax: Band D | Energy Performance Certificate: Rating C

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