



4 Wycliffe Close

Ponteland



SANDERSON
YOUNG



4 Wycliffe Close Ponteland, NE20 0FQ

Stylish & Modern Three Bedroom Semi Detached Family Home Boasting a Spacious Front Living Room, Open Plan Kitchen/Diner, Three Bedrooms, Two Bathrooms, Attached Garage and a Generous South Facing Garden!

An immaculate three bedroom 'Kielder' style house, built by Bellway/Ashberry in Ottermead in 2020 - the family home has a great position on the development, overlooking woodland to the rear with an open aspect.

Wycliffe Close is set within the sought after Jameson Manor Estate, which is positioned on the edge of Ponteland, offering great amenities including a wide range of shops, cafes, restaurants and pubs, as well as excellent schooling. The property is a 5 minute drive from Newcastle Airport and 15 minutes into Newcastle City Centre.

Price Guide:
Offers Over £350,000

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The internal accommodation comprises: Entrance vestibule | Generous front living room | Rear hallway | Downstairs WC | Stunning open plan kitchen, diner & living room with glazed bifold doors onto the rear gardens | The kitchen is well equipped with integrated appliances and modern cabinetry and worktops | Utility room with side access to the garden | Single garage

The stairs then lead up to the first floor and onto three bedrooms | The principal suite is positioned to the front and enjoys fitted wardrobes and ensuite shower room/wc | Bedroom two and three are situated to the rear and are further double bedrooms | Family bathroom with three piece suite.

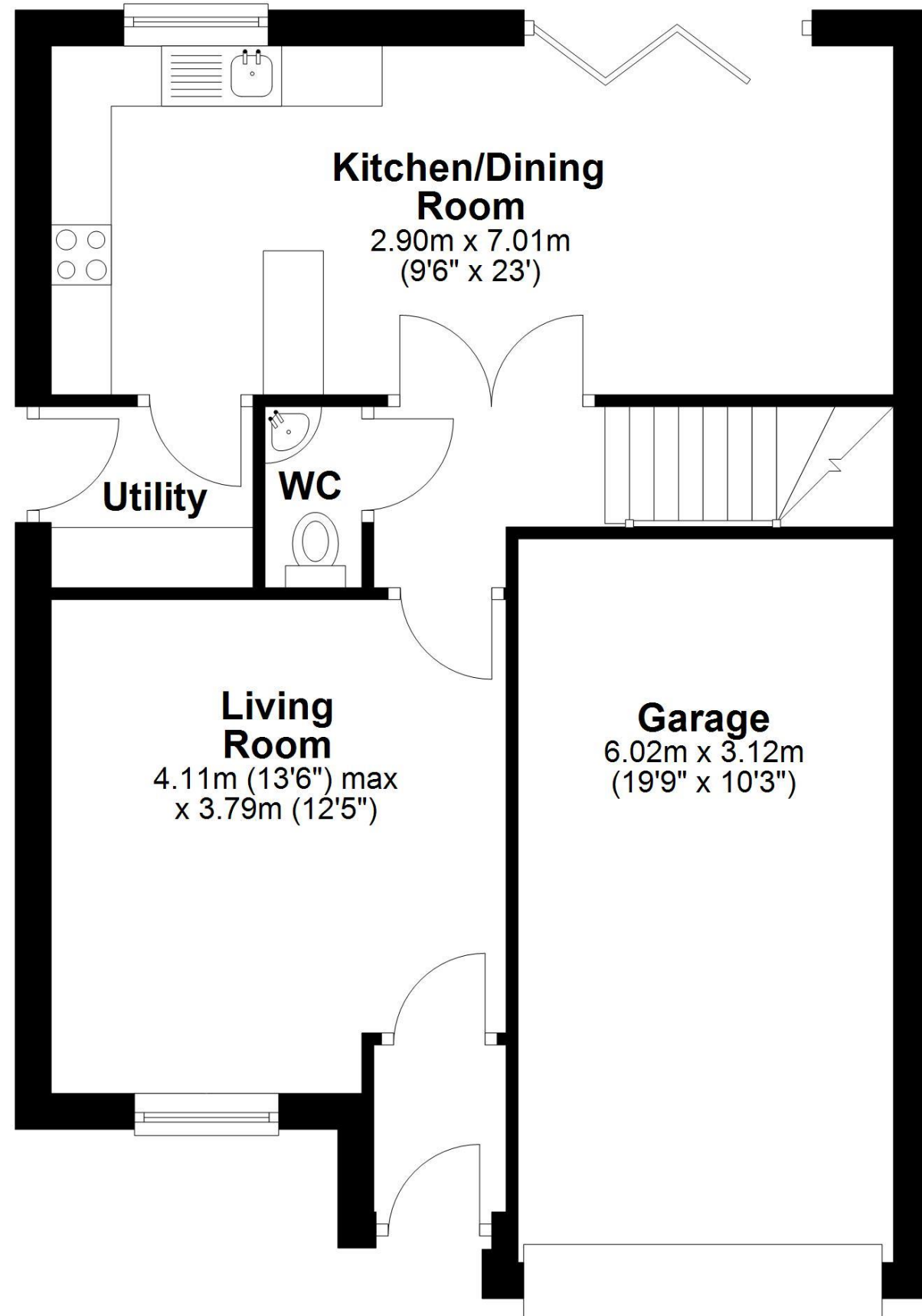


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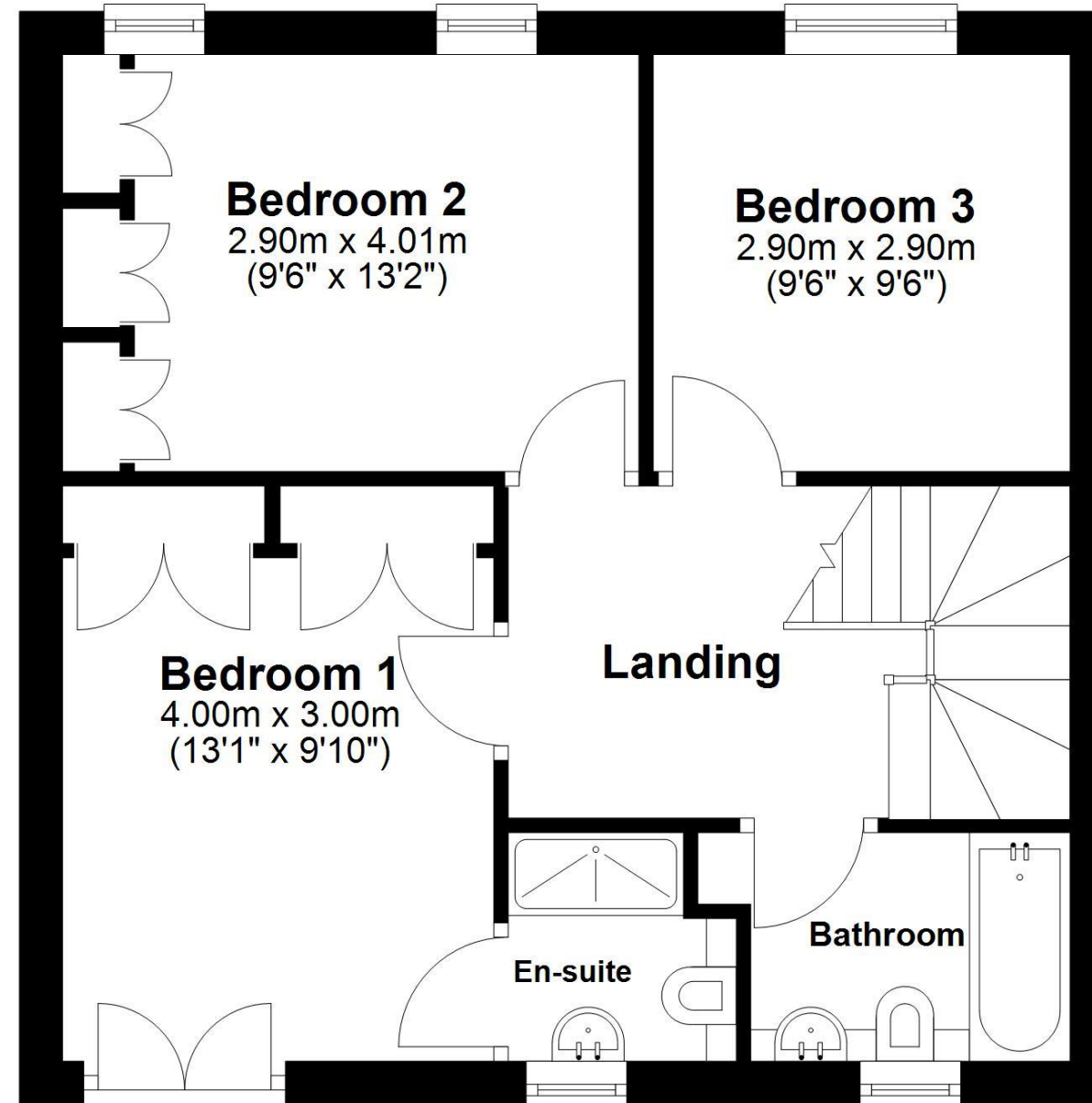
Ground Floor

Approx. 66.6 sq. metres (717.2 sq. feet)



First Floor

Approx. 49.1 sq. metres (528.2 sq. feet)



Externally, the property offers a block paved double driveway for off street parking for two vehicles, as well as integral access to the garage | To the rear is a fantastic south facing garden, which is laid predominantly to lawn, and overlooks the woodland to the rear which gives a great degree of privacy.

Beautifully presented throughout, this excellent family home simply demands an early inspection and viewings are strongly advised.

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

Total area: approx. 115.7 sq. metres (1245.4 sq. feet)

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