



8 Hardwick Place

Gosforth



SANDERSON
YOUNG





8 Hardwick Place Gosforth, NE3 4SH

Stunning & Substantially Extended Semi Detached Home Boasting Four Bedrooms, Two Bathrooms, Two Reception Rooms, Impressive Open Plan Kitchen, Diner & Living Room, Utility Room, Off Street Parking & Generous Rear Gardens!

This excellent 1950s semi detached family home is ideally located on Hardwick Place, Gosforth. The property has undergone significant renovation in more recent years, including the conversion of a garage to add a further reception room, a 6m rear extension incorporating a fantastic family room, as well as a further first floor extension to include an additional bedroom with ensuite.

The property is ideally situated close to excellent local schooling, as well as being well positioned to give easy access to the shops, cafés, restaurants and transport links of Gosforth High Street. Hardwick Place is also located only a short walk from Newcastle's Town Moor offering excellent access to lovely open green space which is ideal for running or dog walking.

Price Guide:
4 2 2
Offers Over £535,000





The internal accommodation comprises: Entrance vestibule | Entrance hallway with staircase leading to the first floor | Ground floor WC | Front study/snug | Beautiful front living room with log burning stove, alcove storage and bay window | Stunning extended open plan kitchen, diner & living room to the rear | The kitchen is well equipped with modern cabinetry, worktops, central island and integrated appliances throughout | The vaulted family room boasts an impressive media wall, as well as glazed bifold doors onto the rear terrace | Utility room.

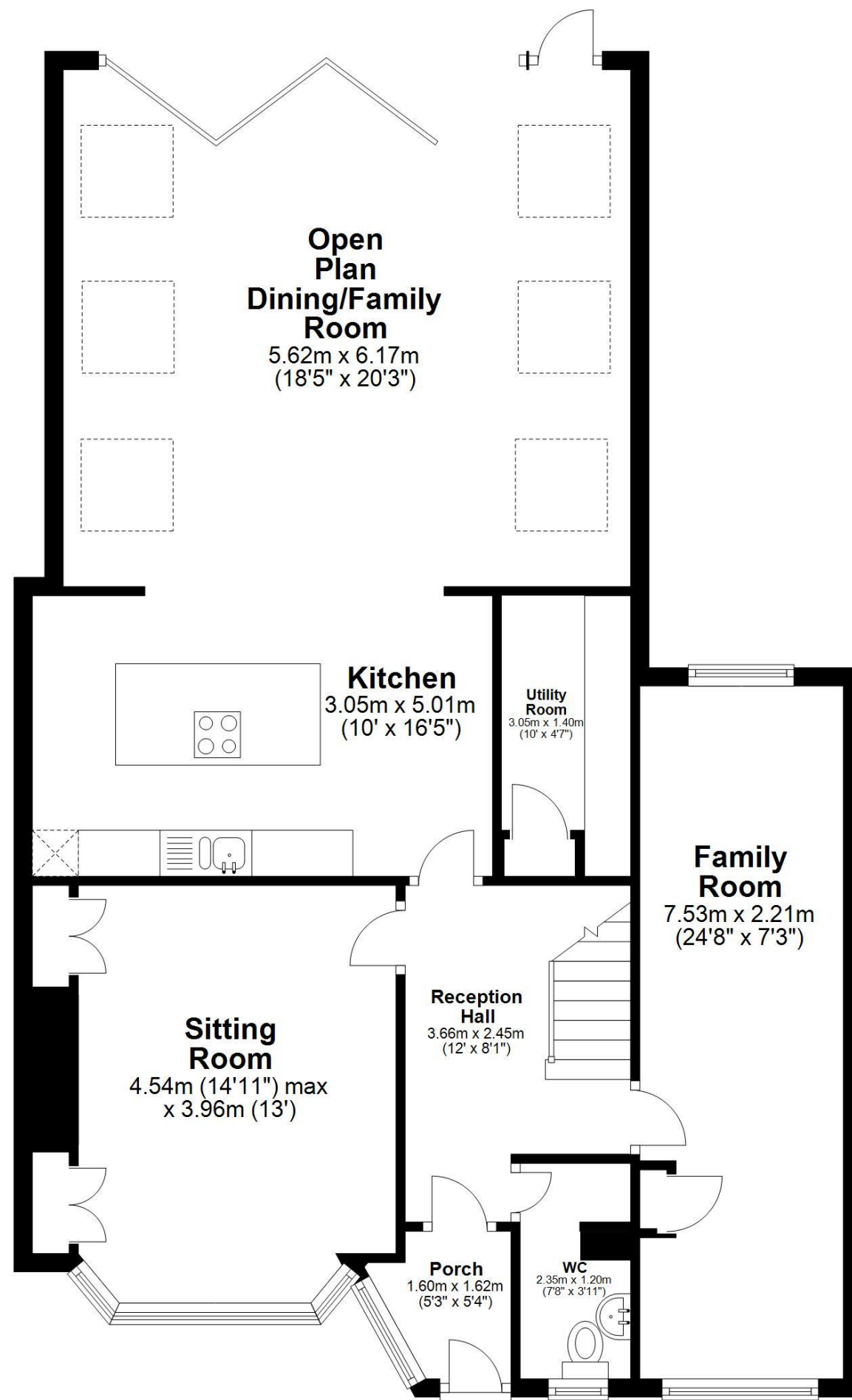
The staircase then leads up to the first floor landing and gives access onto four bedrooms | Bedroom one is a generous double bedroom situated to the front with built in wardrobes | Bedroom two is a further double situated to the rear | Bedroom three is a single bedroom | Bedroom four offers a double bedroom with access onto its own ensuite shower room | Family bathroom with four piece suite.

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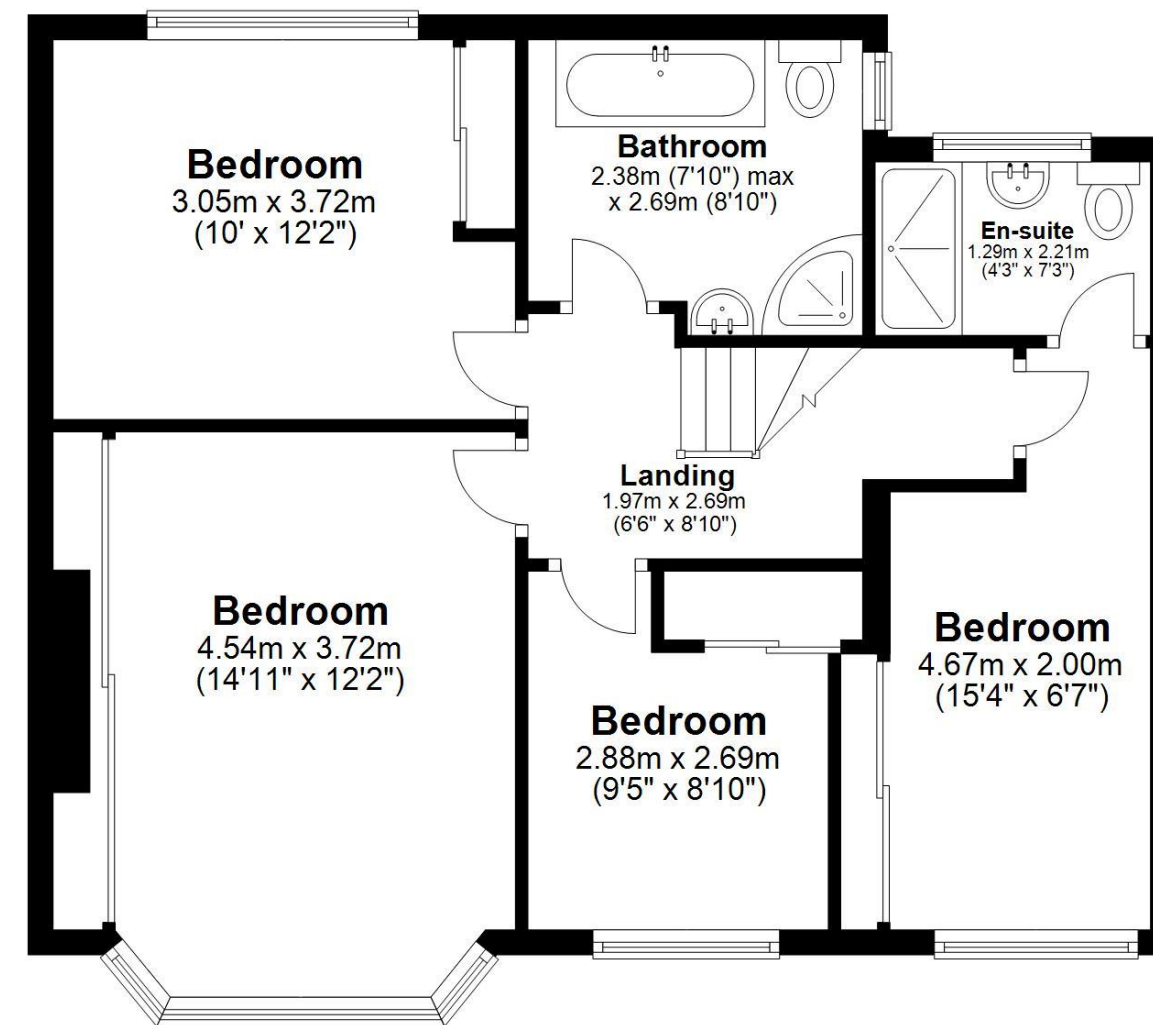
Ground Floor

Approx. 104.2 sq. metres (1121.2 sq. feet)



First Floor

Approx. 62.2 sq. metres (669.2 sq. feet)



Total area: approx. 166.3 sq. metres (1790.4 sq. feet)

8 Hardwick Place, -



Externally, the property benefits from a block paved driveway offering off street parking for at least two vehicles | To the rear is a sizeable garden plot which is laid partially to lawn, and partially to paved patio areas to enjoy the sun throughout the day.

Extremely well presented throughout and having undergone significant renovation works - early viewings are strongly recommended to avoid later disappointment!

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

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