



36 Grosvenor Place

Jesmond



SANDERSON
YOUNG







36 Grosvenor Place
Jesmond, NE2 2RE

Beautifully Presented & Fully Refurbished Period Terraced Home Boasting Seven Bedrooms, Two Bathrooms, Two Reception Rooms, Immaculate Kitchen/Diner, Utility, Lawned Front Garden, Rear Courtyard & Garage!

This substantial, period family home is ideally located on Grosvenor Place, Jesmond. Grosvenor Place, which is perfectly placed in central Jesmond, is situated just off from Fern Avenue and Grosvenor Road providing immediate access to the shops, cafes and restaurants of central Jesmond, outstanding local schooling, Jesmond Dene and also excellent transport links into Newcastle City Centre with West Jesmond and Jesmond Metro Stations both only a short walk away.

Price Guide:

Offers Over £745,000

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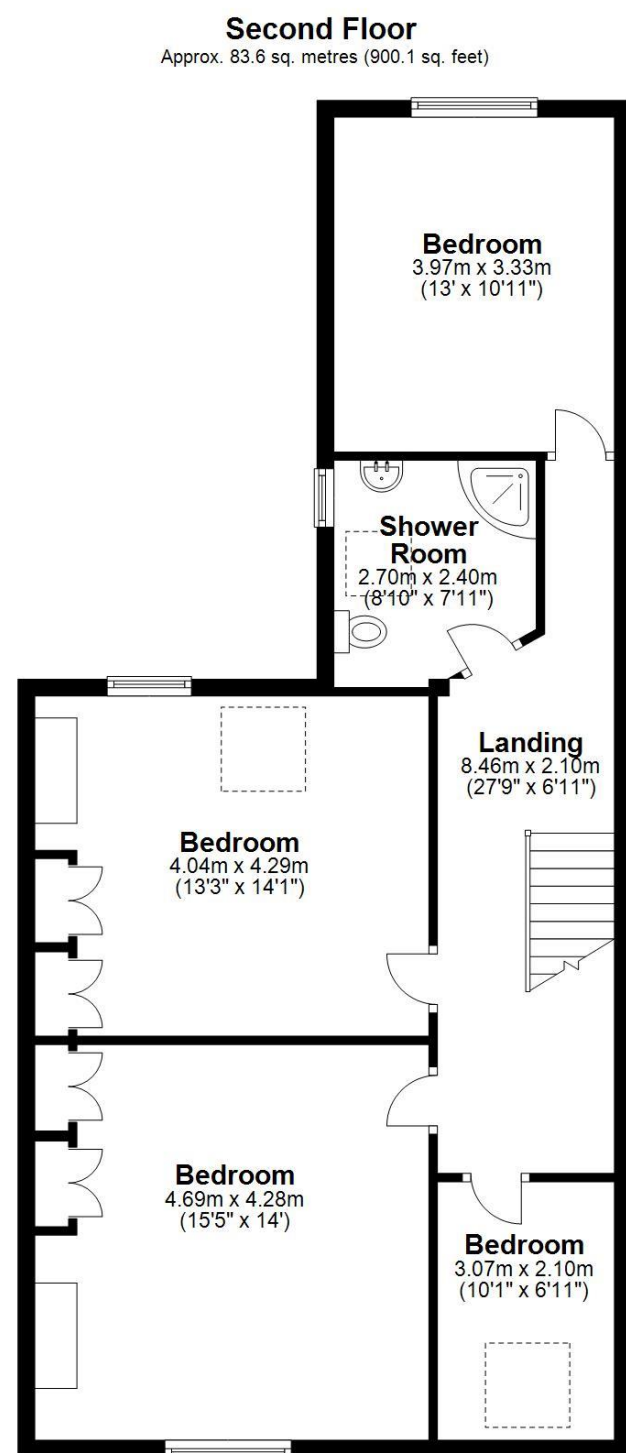
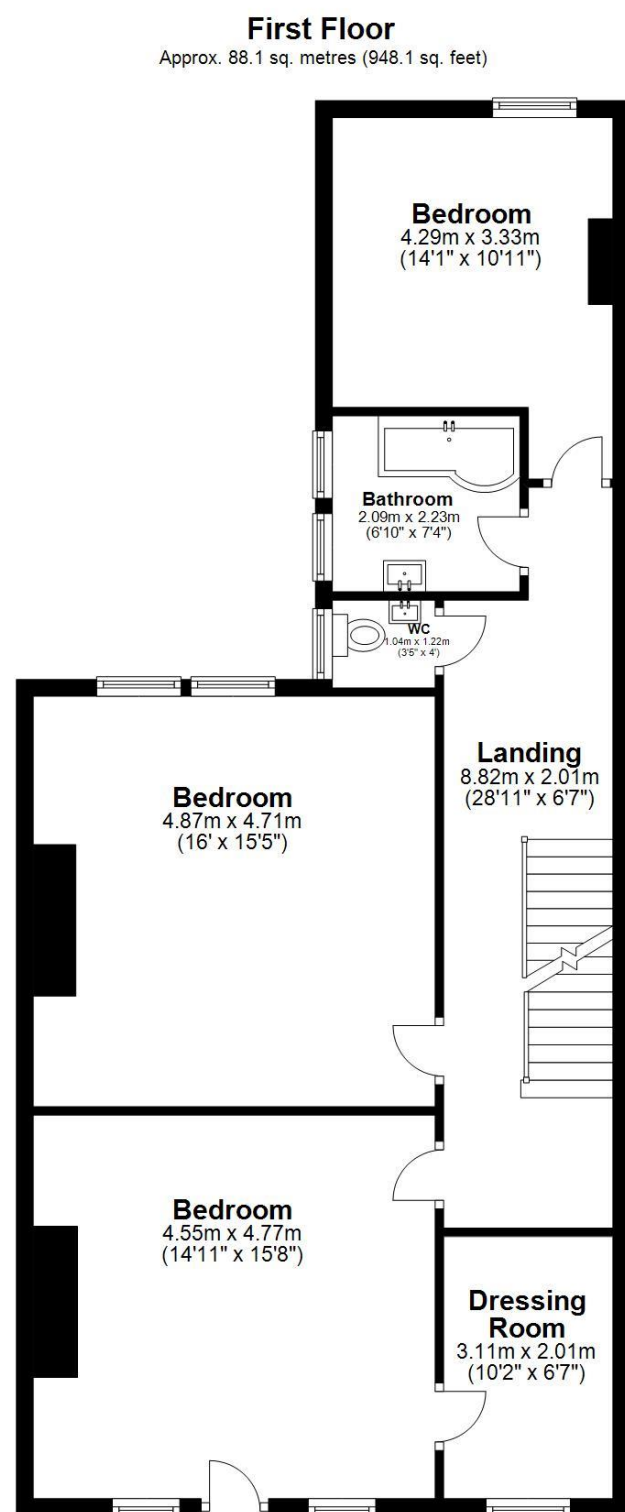
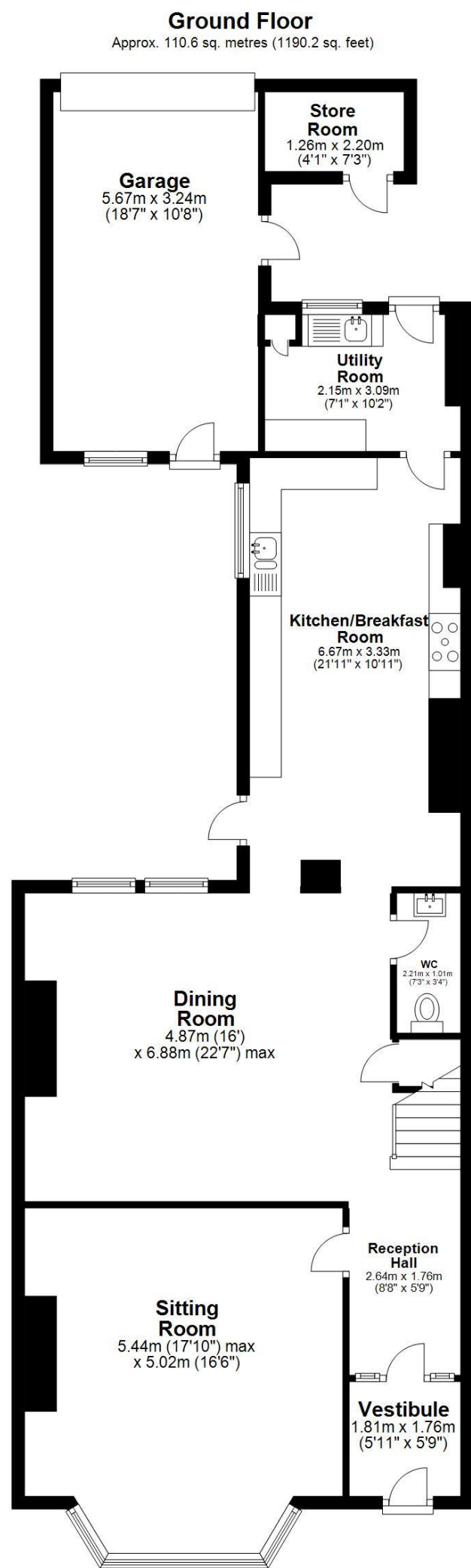
Boasting in excess of 3,000 Sq ft, the internal accommodation briefly comprises: Vestibule | Entrance hall with ground floor WC and stairs to the first floor | Sitting room with period fireplace, decorative ceiling and west facing walk-in bay window | Immaculate open dining room benefitting from feature period fireplace | Fully renovated kitchen/breakfast room boasting modern cabinetry with Quartz worktops and integrated Bosch appliances throughout | Utility room with access into the rear courtyard.

The stairs then lead to the first floor landing and give access onto three bedrooms | Bedroom one is a substantial double bedroom with lovely cornicing, feature fireplace and separate dressing room | Bedroom two is a further generous double bedroom | Bedroom three is a smaller double currently being utilised as a useful study | Refitted family bathroom with three piece suite and separate WC. The stairs continue to the second floor and onto four further bedrooms, three of which are comfortable doubles and benefit from Hammonds fitted wardrobes | Bedroom seven is a smaller single/study/nursery | Second family shower room with three piece suite.



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Total area: approx. 282.3 sq. metres (3038.4 sq. feet)
36 Grosvenor Place, -



Externally, the property benefits from a delightful and generous, west facing garden to the front, which is laid predominantly to lawn with fenced boundaries offering a great degree of privacy | To the rear is a private, walled courtyard which has Indian Sandstone paved with shed and gives access to the garage with roller door and leads to the rear service lane.

During the current owners ownership, the property has been subject to significant renovation to an extremely high standard, including a new roof, new windows throughout, boiler, electrical works, kitchen, bathrooms and repointing to the exterior, amongst others.

This property now offers a wonderful turnkey opportunity for a substantial period family home in the heart of Jesmond, and early viewings are deemed essential to truly appreciate the size and quality of accommodation on offer!

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

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