



3 The Gardens

Axwell Park



SANDERSON
YOUNG





3 The Gardens

Axwell Park, Blaydon-on-Tyne, NE21 5PJ

Beautifully Presented Townhouse Situated Within Axwell Park, Boasting Four Bedrooms, Three Bathrooms, Stunning Open Plan Kitchen/Dining/Living Room, Integral Garage, Impressive Balcony, Rear Garden, Two Allocated Parking Bays & Exceptional Views Over the Communal Victorian Walled Garden!

This unique and rare home is ideally situated within The Gardens, tucked away in Axwell Park within the Axwell Hall Estate. Axwell Hall, which was once owned by the Clavering family, has since been re-developed over past years and now offers a mixture of luxury houses and apartments which are set within approximately 60 acres of beautiful surrounding greenery, lakes and parks.

Price Guide:
Offers Over £465,000

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The property is placed only a short drive from the delightful village of Whickham with its shops, restaurants and amenities, whilst also being close to the Metro Centre, the A1 offering excellent links throughout the region and only 15/20 minutes from the bustling Newcastle City Centre.

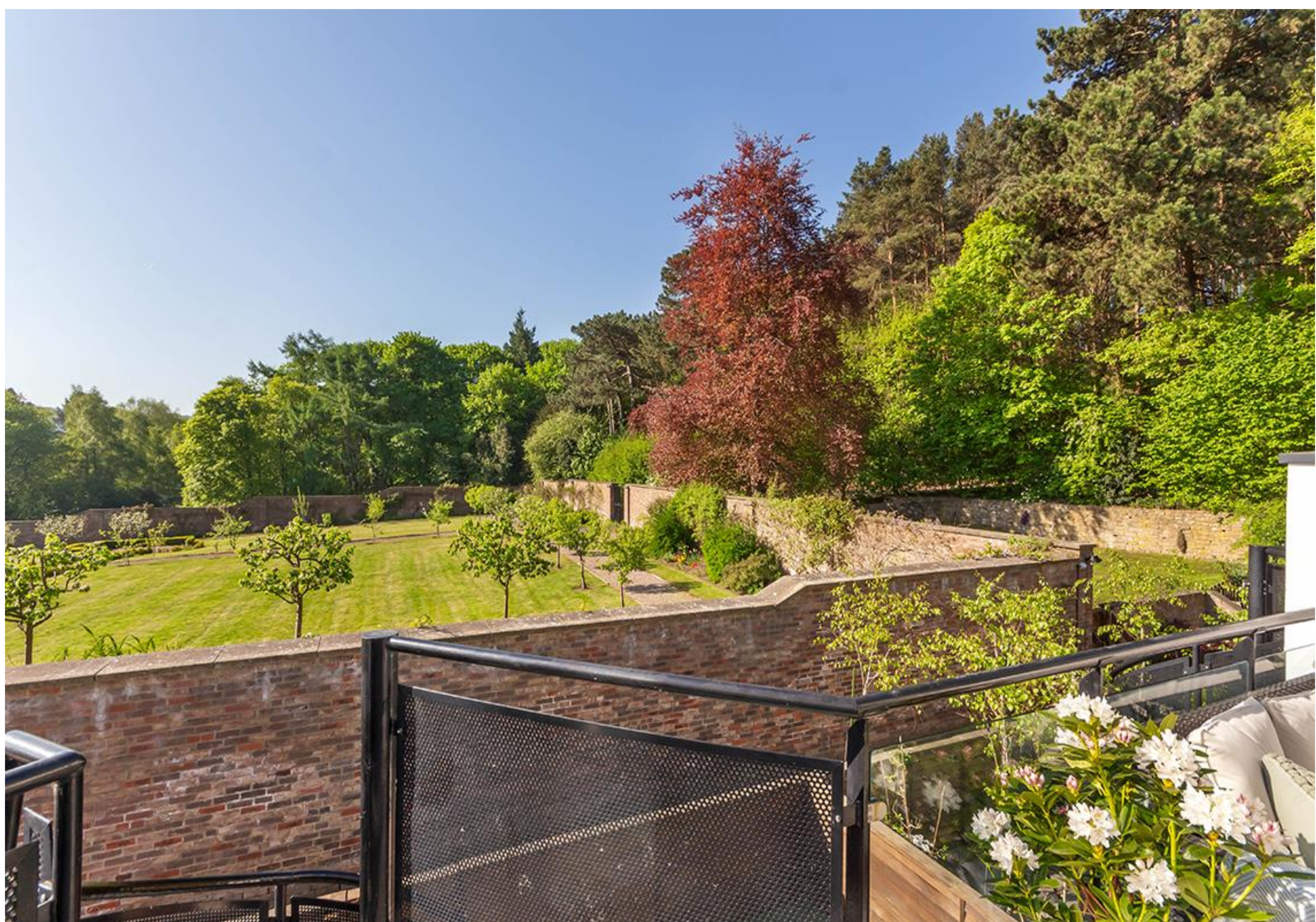
Enjoying stunning views over the surrounding walled garden, the internal accommodation comprises: Entrance hallway with staircase leading up to the first floor | Integral access into the garage | Ground floor shower room/wc | Bedroom three offers a large double bedroom with ample storage and access onto the rear gardens | Bedroom four/study is a smaller single room.

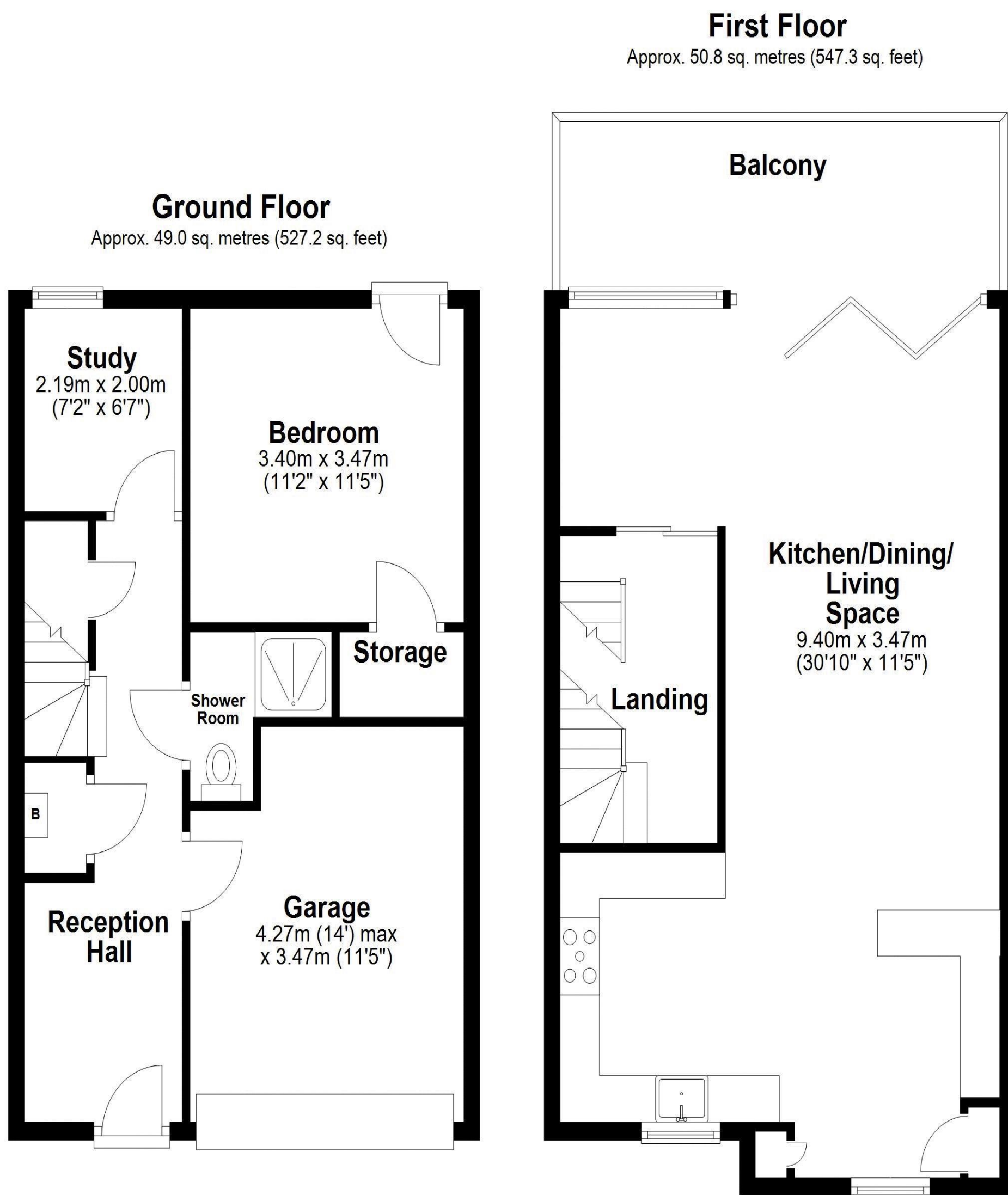
The staircase then leads up to the first floor landing and onto a highly impressive open plan kitchen/dining/living room | The kitchen boasts modern worktops/cabinetry, breakfast bar and integrated appliances throughout | The living space enjoys a fantastic southerly aspect with glazed bifold doors leading onto the raised balcony with Porcelain tiling.



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Total area: approx. 150.7 sq. metres (1621.7 sq. feet)
3 The Gardens, Axwell Park



The staircase then continues up to the second floor and onto two further bedrooms | The principal bedroom is positioned to the rear and offers a large double bedroom with vaulted ceilings, fitted storage and access onto a well equipped ensuite shower room/wc | Bedroom two is a further generous double, again with fitted storage | The family bathroom is accessed just off the landing and is equally impressive with a four piece suite.

Externally, the property offers two allocated parking bays to the front, as well as further visitor parking | To the rear is a raised balcony terrace with southerly aspect views over the walled garden and Axwell Park | There is a further rear garden to the ground floor which is laid partially to porcelain tiling and partially to artificial turf | The 18 properties within The Gardens all have the added usage of the communal walled gardens, which are immaculately maintained and are a wonderful feature of the home.

The 18 properties within The Gardens all jointly own the walled gardens and adjacent woods.

Early viewings are strongly encouraged to truly appreciate the quality and size of accommodation on offer at this wonderful property!

Services: Mains gas, electricity, water & drainage | Tenure: Freehold | Estate Charge: £1,548 Per Annum | Council Tax: Band F | Energy Performance Certificate: Rating C



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