



# 27 Grove Park Crescent

Gosforth



SANDERSON  
YOUNG





27 Grove Park Crescent  
Gosforth, NE3 1BP

An attractive three bedroom terraced townhouse, well-positioned on Grove Park Crescent with views from the balcony to the rear over the communal gardens and block paved driveway to the front. This lovely family home has well-proportioned accommodation set out over three levels.

This property enjoys a sought after location and is ideally placed for Gosforth High Street with its numerous cafes, restaurants and shops, as well as easy access to the city centre. South Gosforth Metro Station is positioned only a short walk away, providing access to the City Centre, Central Station and Newcastle International Airport.

**Price Guide:**  
Offers Over £435,000







Having undergone a significant renovation since the current owners purchase, the internal accommodation comprises: Entrance hallway with useful storage and staircase leading up to the first floor | Ground floor WC | Front dining room/snug | To the rear is an impressive refitted kitchen which is well equipped with modern cabinetry & worktops and integrated appliances throughout.

The staircase then leads up to the first floor and onto a wonderful front living room, which measures the full width of the property, and provides access onto the front balcony overlooking Grove Park | To the rear of the first floor is the principal suite, offering a generous double bedroom with fitted wardrobes | Ensuite shower room WC.

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Floorplan To Be Included



The staircase then continues up to the second floor and onto two further double bedrooms | Bedroom two is a further large double room with fitted wardrobes and access onto its own ensuite shower room WC | Bedroom three is a smaller double room | The family bathroom is accessed just of the landing and enjoys a three piece suite with bathtub.

Externally, the property is approached via a block paved driveway offering off street parking for one vehicles, as well as an E/V charging point | To the rear is a communal lawned garden which is well maintained.

Boasting new flooring and a new heating system during the current owners tenure, early viewings are strongly encouraged to appreciate the quality of accommodation on offer!

Services: Mains gas, electricity, water & drainage | Tenure: Freehold | Council Tax: Band E | EPC Rating: TBC



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