



14 Chollerford Close

Gosforth



14 Chollerford Close, Gosforth

Delightful Modern & Detached Family Home Boasting an Open Plan Kitchen, Dining & Living Room, Generous Sitting Room, Ground Floor Study, Four Bedrooms, Stylish Refitted Family Bathroom & Ensuite, West Facing Landscaped Rear Gardens with Summerhouse & No Onward Chain!

This excellent detached family home is ideally located close to the head of this peaceful cul de sac at Chollerford Close within the desirable Kingsmere Estate, Gosforth. Chollerford Close is perfectly placed, just off from Kenton Road and offers easy access to Gosforth High Street with its shops, cafes and amenities. The property is also positioned only a short walk to Ashburton Village, outstanding local schooling and excellent transport links into Newcastle City Centre and beyond.

The internal accommodation comprises: Entrance vestibule | Entrance hallway with staircase leading up to first floor | Study/snug which was converted from the previous garage | Generous sitting room to the front with bay window and feature fireplace | To the rear is a fantastic open plan kitchen, dining and living room which has been extended to offer a lovely everyday space | The kitchen boasts a range of modern cabinetry and worktops, integrated appliances throughout and breakfast bar | Utility room | Ground floor WC.





The staircase then leads up to the first floor and onto four bedrooms | Principal bedroom offers a generous double room with fitted wardrobes | Modern ensuite shower room/wc | Three further bedrooms | The family bathroom is accessed just off the landing and enjoys an impressive three piece suite with shower over bath.

Externally, the property is approached via a driveway offering off street parking with EV charging point, as well as further guest parking | To the rear is a large west facing garden which has been tastefully relandscaped and is laid predominantly to lawn | Within the garden is a summerhouse with electricity, as well as a raised deck terrace. The property also benefits from solar panels.

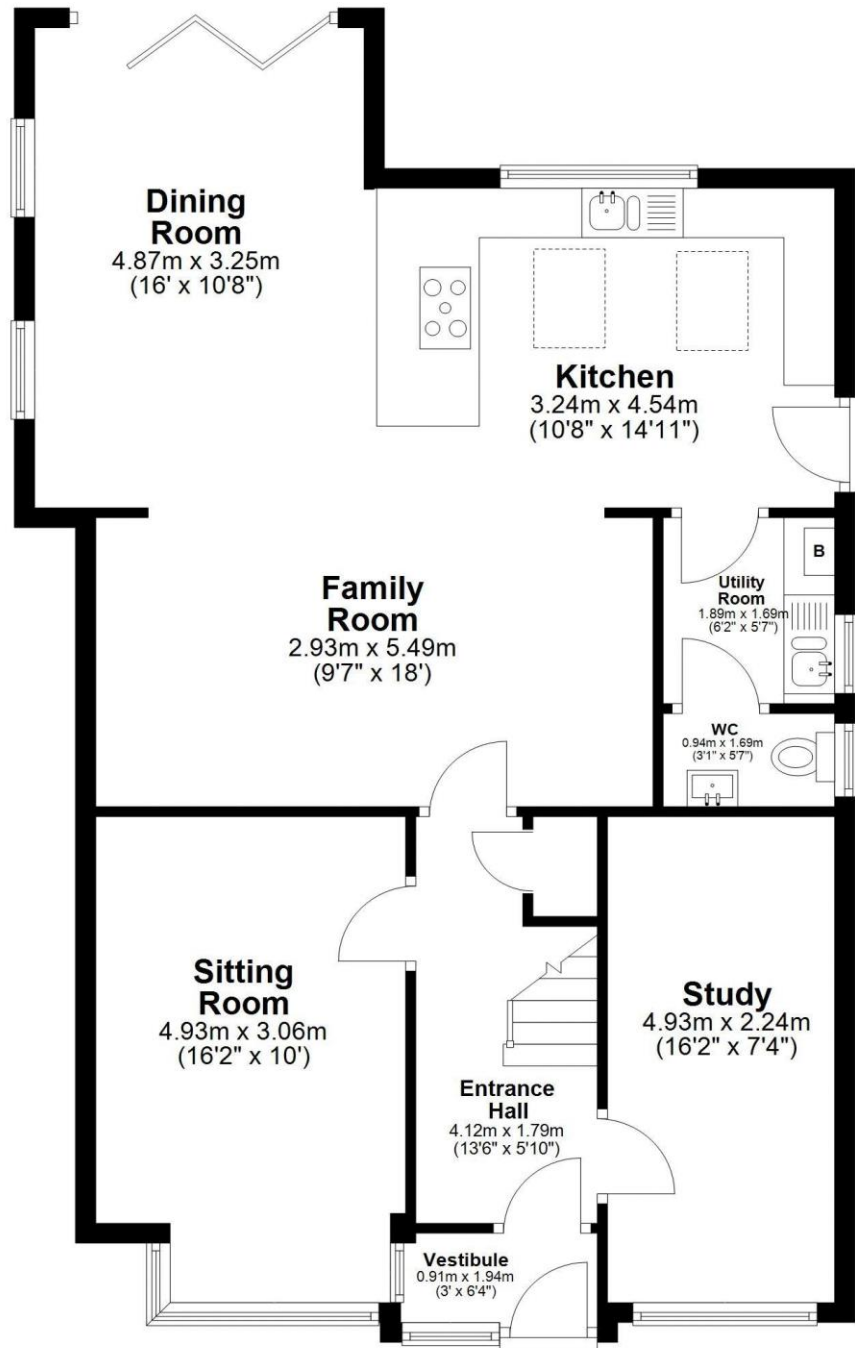
Beautifully presented throughout, early viewings are strongly encouraged to appreciate the quality of accommodation on offer!

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

Price Guide: Offers Over £495,000

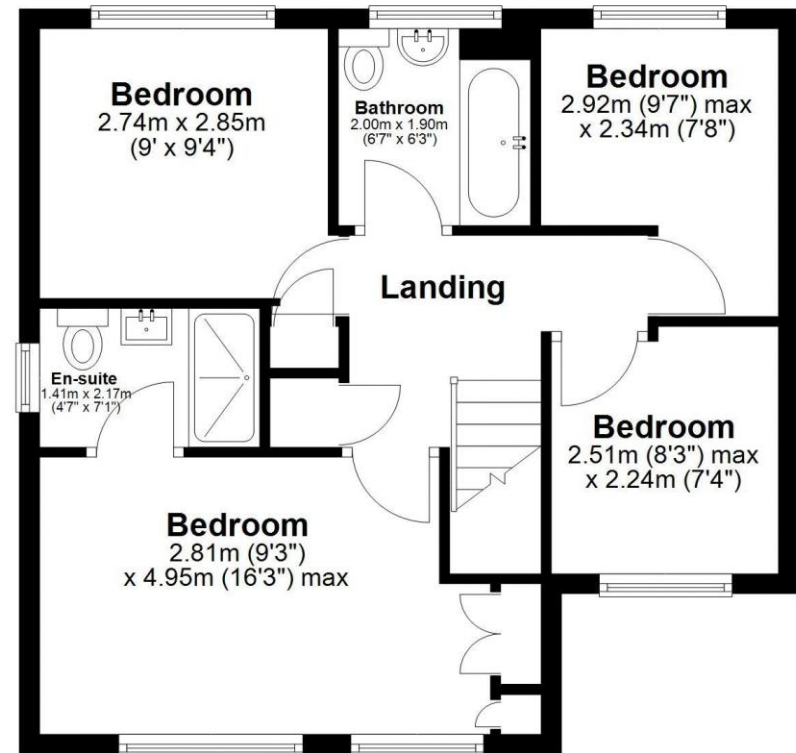
Ground Floor

Approx. 89.4 sq. metres (961.8 sq. feet)



First Floor

Approx. 48.3 sq. metres (520.0 sq. feet)



Total area: approx. 137.7 sq. metres (1481.8 sq. feet)

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