

8 Moor Drive

East Benton Rise, Wallsend, NE28 9FE

** EXTENDED THREE BEDROOM DETACHED HOUSE ** EN-SUITE & BALCONY TO MASTER BEDROOM

** STUNNING FAMILY ROOM WITH BI-FOLDING DOORS TO REAR GARDEN ** GYM ROOM **

DOWNSTAIRS WC ** OFF STREET PARKING FOR TWO VEHICLES ** BEAUTIFULLY PRESENTED **

SUPERB LOW MAINTENANCE SOUTH FACING GARDEN TO REAR ** MUST BE VIEWED **

FREEHOLD ** COUNCIL TAX BAND D ** ENERGY RATING C **

Price £289,950

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- Extended Three Bedroom Detached House
- Three Reception Rooms
- Off Street Parking For Two Vehicles
- En-Suite To Master Bedroom & Balcony
- Beautifully Presented Throughout
- Freehold - Council Tax Band D
- Family Room With Bi-Folding Doors
- South Facing Garden To Rear
- Energy Rating C

Entrance Lobby

Lounge

16'1" x 10'5" (4.90 x 3.17)

Inner Hallway

Gym Room

16'1" x 7'9" (4.89 x 2.37)

WC

2'11" x 4'8" (0.88 x 1.43)

Kitchen/Dining Room

7'7" x 18'11" (2.32 x 5.76)

Family Room

13'0" x 19'0" (3.96 x 5.78)

First Floor Landing

Bedroom One

9'7" x 13'6" (2.93 x 4.11)

En-Suite

6'9" x 5'1" (2.07 x 1.55)

Bedroom Two

11'2" x 8'8" (3.40 x 2.65)

Bedroom Three

7'10" x 9'11" (2.39 x 3.02)

Bathroom

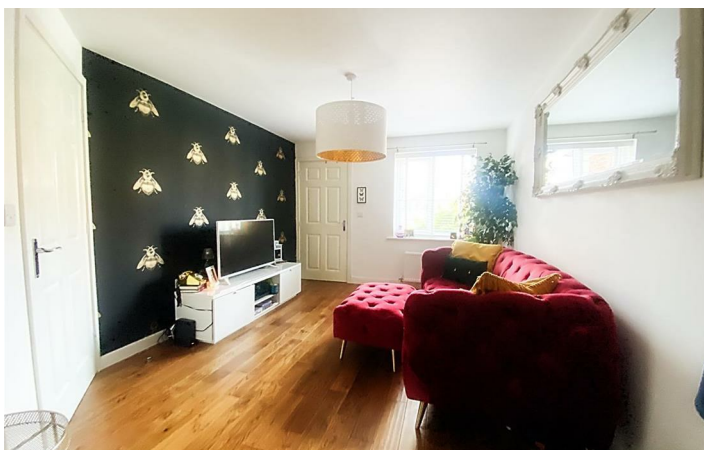
5'8" x 8'8" (1.73 x 2.64)

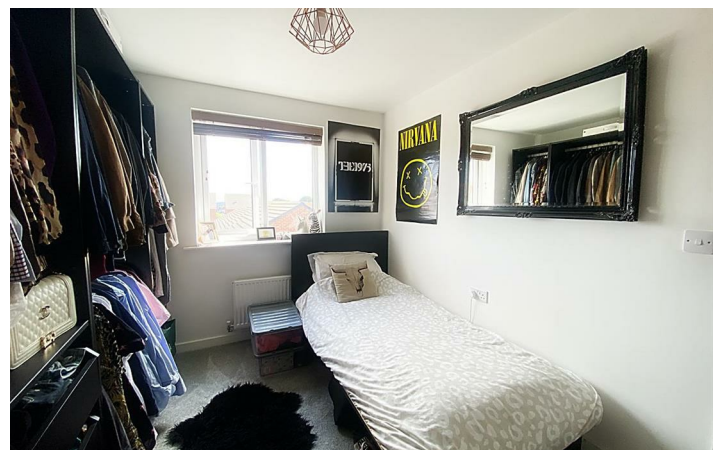
External

Broadband



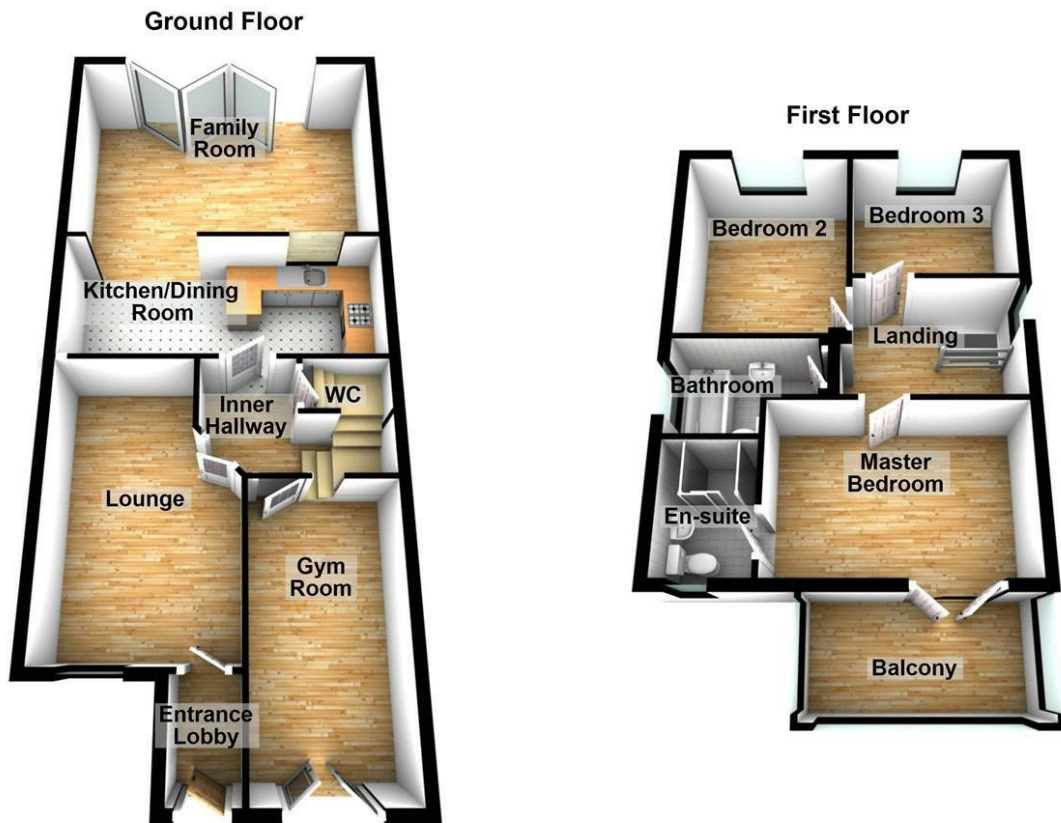
Directions







Floor Plan



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			87
(81-91) B		74	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	