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LONNEN AVENUE, FENHAM, NE4

Offers Over £160,000

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Great End-Terrace Family Home Boasting Three Bedrooms, Lounge/Diner with Bespoke Fitted Alcove Units, Re-Fitted Shower Room plus Separate WC & Fantastic Lawned Rear Gardens with Open Aspect Views!

This three bedroom home is ideally located on Lonnen Avenue, Fenham. Lonnen Avenue, which is tucked just off from Fenham Hall Drive and Two Ball Lonnen is perfectly positioned for easy access to the local shops and amenities of Fenham Hall Drive, as well as the surrounding greenery with excellent road transport links into Newcastle City Centre and throughout the region.

The property is also placed just a short walk from Newcastle's Town Moor, Wingrove Road and both Sacred Heart & Dame Allens Schools.

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The accommodation briefly comprises; entrance hallway, finished with modern décor, neutral tones and quality flooring. The hallway provides access to the main living areas and features useful under stairs storage. A spacious full width reception space, beautifully presented with soft, neutral décor and attractive wood effect flooring. The room offers ample space for both lounge and dining furniture, and benefits from a feature fireplace, bespoke fitted alcove units, and a large window that floods the area with natural light.

A generous and versatile kitchen situated at the rear of the property, fitted with a range of modern cabinets and extensive countertop space. The room currently accommodates dedicated laundry space with washing machine and dryer, large fridge freezer, dishwasher area, and breakfast bar seating. A large rear window provides a bright outlook over the garden.

Finishing off the downstairs is a refurbished shower room. Finished to a luxury standard, it boasts a walk in rainfall shower with black matte fixtures, stylish tiling throughout, modern storage units, and a WC.

The first floor offers three well proportioned bedrooms, all decorated to a high, modern standard, alongside an additional upstairs WC for convenience. Bedroom one is generous double bedroom with plush carpeting and ample room for wardrobes and additional furnishings. Bedroom two is a stylish second double bedroom with fresh décor, carpeted flooring and excellent natural light. Ideal for guests, older children, or as a home office. Bedroom three is a well sized single bedroom, beautifully finished. Perfect for a nursery, study, or compact bedroom. The property also benefits a fully boarded loft with ample space for storage.

Externally to the front, the property benefits from private off street parking via a block paved driveway. To the rear is a substantial enclosed garden plot, offering excellent potential for landscaping, with fenced boundary and an open aspect.



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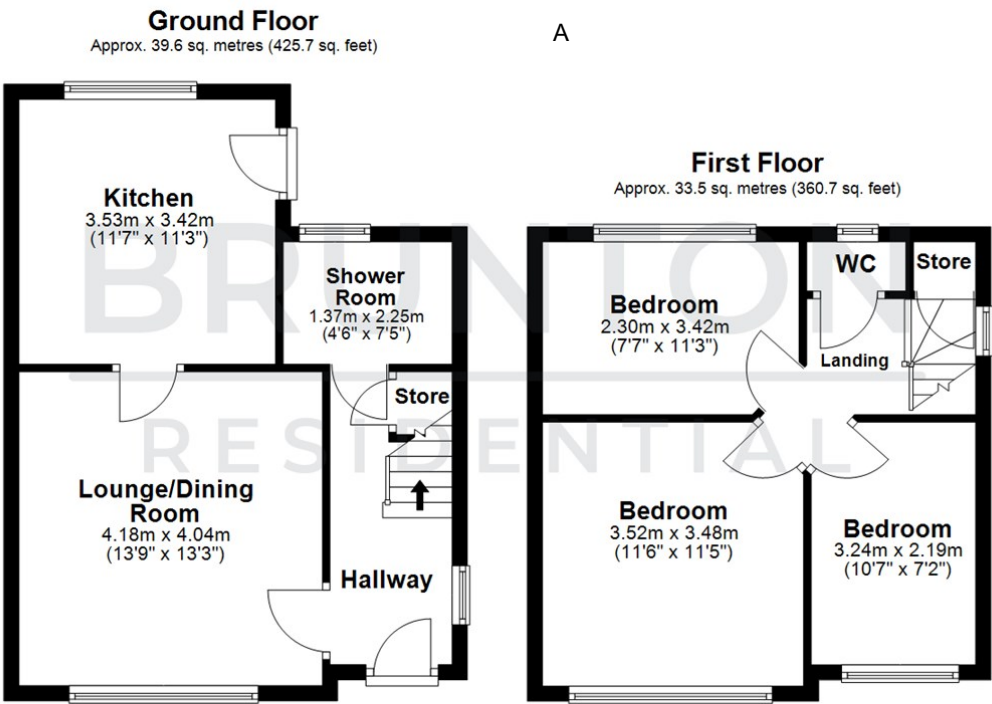
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TENURE : Freehold

LOCAL AUTHORITY : Newcastle City Council

COUNCIL TAX BAND : A

EPC RATING : D



All measurements are approximate and are for illustration only.
Plan produced using PlanUp.

