



5



1



2

- Extended 4 Bedroom House
- Immaculately Presented
- Modern Bathroom
- Council Tax Band C | EPC TBC

- Garage Converted to Playroom
- Downstairs W/C
- Gas Central Heating

- Open Plan Modern Kitchen Diner
- Separate Utility Area
- Sealed Unit Double Glazed Windows

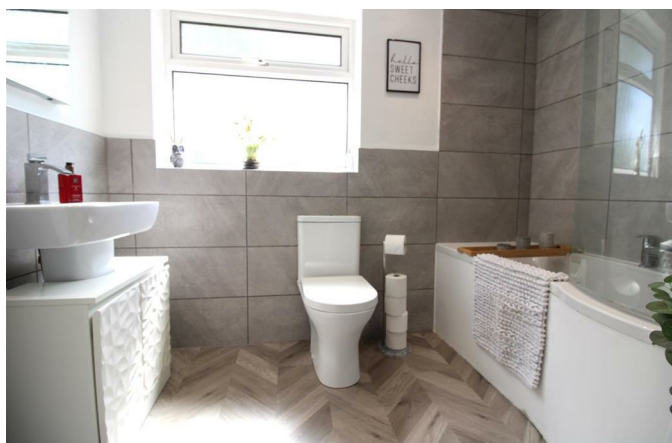
Extended 4 / 5 bedroom semi detached house benefitting from gas central heating and sealed unit double glazed windows. Briefly comprising of an Entrance Porch with tiled floor, Internal Hallway with LVT flooring, storage cupboards and stairs to the first floor. Lounge with LVT flooring and a Bow window. Open plan Kitchen Diner with wall and base units, Quartz work top surfaces, stainless steel sink and drainer unit, tiled splash back, integrated appliances to include a dishwasher, electric oven and hob with an extractor hood over, LVT flooring, French doors to the rear and a wine cooler. Separate Utility Area with wall and base units, stainless steel sink and drainer unit, plumbed for washing machine, wall mounted Combi boiler and a door to the rear garden. Downstairs W/C with low level w/c, pedestal hand wash basin, LVT flooring and an extractor fan. The garage has been converted into a play room but could also double up as a 5th Bedroom and also has LVT flooring. Landing with loft hatch and storage cupboards, Bathroom which has a P shaped bath with a mains shower over, tiled splash back, low level w/c, pedestal hand wash basin, panelled ceiling with inset spotlights, heated towel rail. Bedroom 1 with built in wardrobes and opening to the dressing room / office area, which was originally a separate bedroom. Bedroom 2 has sliding door wardrobes. There are 2 further bedrooms.

Externally to the front there is a block paved driveway and a lawned with gate access to the side, to the rear there is an enclosed garden with a lawn and patio area, there is also a shed.

Chapel Park is pleasantly situated on the Western periphery of Newcastle, with good local schools and other amenities. There are good road and public transport links into the city. Well placed for Newcastle International Airport, the A1 and A69, there is also excellent access to surrounding countryside.

**Please see Floor Plan on Page 4 for room sizes.*





Energy Performance: TBC

Council Tax Band: C

Distance from Westerhope Primary School: 0.3 miles

Distance from Kenton Bank Foot Metro: 2.1 miles

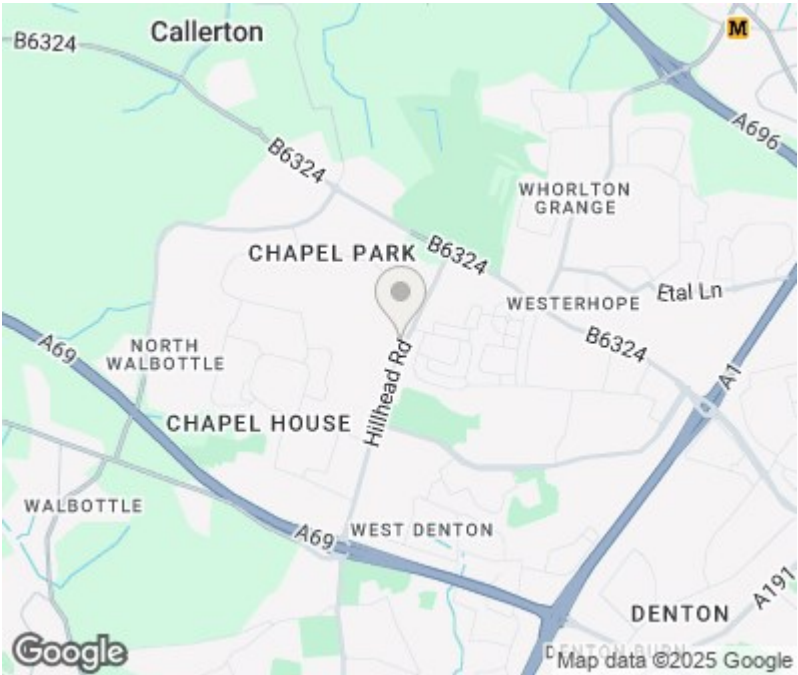
Distance from Newcastle International Airport: 4.1 miles

Please note all sizes and distances are approximate.

**2024
WINNERS**

ESTAS

Verified reviews from our clients



These particulars do not constitute or form part of an offer nor may they be regarded as representative. All interested parties must themselves verify their accuracy. It is not company policy for any gas, oil or electrical appliances to be tested and purchasers must satisfy themselves as to their working order. Measurements are approximate, floor plans are not to scale and are for illustration purposes only.