

# BRUNTON

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## RESIDENTIAL



**DEWBERRY CLOSE, CAVENDISH GRANGE, NE24**

**Offers Over £365,000**



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Delightful four-bedroom extended detached family home located on Dewberry Close on the exclusive Cavendish Grange development in Blyth

This well-maintained family home offers a thoughtfully arranged layout across two floors. The ground floor comprises a spacious lounge, large modern kitchen, dining room enhanced by skylights, and an additional generous family room offering a flexible living space. The first floor hosts four well-proportioned bedrooms. The master bedroom benefits from a private en-suite and a separate dressing room, while the remaining bedrooms are served by a modern family bathroom. The property further benefits from an integrated garage, off-street parking, and an enclosed rear garden.

The property itself is perfectly located within the desirable area of Blyth with its wonderful array of shops, restaurants, outstanding local schooling and excellent transport links.



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The internal accommodation comprises: An entrance hall with a WC and stairs rising to the first-floor landing. To the right is a spacious lounge boasting a front-aspect bay window and a feature fireplace. Double doors from the lounge open into a generously sized, dual-aspect family room. To the rear of the hallway, a door leads into a large, modern kitchen fitted with integral appliances and a range of floor and wall units with granite counter-tops, offering ample storage and work surfaces. A breakfast nook is also incorporated into this space. From the kitchen, a door provides access to a utility room, which in turn leads to the integrated garage. The kitchen opens into a generous dining area, featuring bi-fold doors that open out to the rear garden. This space benefits from VELUX skylights, allowing an abundance of natural light to flood in. To the left of the dining area is an additional utility room with a further door to the rear garden. There is also an additional access point to the family room from the right side of the dining area.

The first-floor landing provides access to four well-proportioned bedrooms. The principal bedroom benefits from an en-suite shower room and a separate dressing area. The en-suite comprises a walk-in shower, WC, and wash basin. Bedroom Two, situated at the rear right of the property, includes built-in wardrobes and a study area. Bedrooms Three and Four, located on the left-hand side of the first floor, also benefit from built-in storage. Bedrooms Two, Three, and Four are served by a contemporary family bathroom featuring partially tiled walls, a bath with overhead shower, WC, and wash basin.

Externally, to the front, the property benefits from a double driveway providing off-street parking for two vehicles, leading to the front door and integrated garage. A lawned area is situated to the right of the driveway. The rear garden is fully enclosed with timber fencing and is predominantly laid to lawn. A raised decked area occupies the rear left-hand corner, offering a pleasant outdoor seating space. Additionally, a wooden shed is located in the rear right-hand corner, providing useful external storage.





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TENURE : Freehold

LOCAL AUTHORITY : Northumberland City Council

COUNCIL TAX BAND : D

EPC RATING : C

