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THE RISE, DARRAS HALL, NE20

Offers Over £650,000

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FOUR BEDROOM | DETACHED BUNGALOW | SOUGHT-AFTER AREA

A Generous 1930's Detached Bungalow on a Superb Plot Circa 1/3rd of an Acre. Sought After Location, Flexible Living Accommodation, Four Bedrooms with En-Suite Facilities to the Principal Bedroom, Two Reception Rooms, Sizeable Kitchen, Family Bathroom, Double Garage, Wonderful West Facing, Landscaped Gardens and Vegetable Patch.

This exceptional bungalow is situated on The Rise and is close to excellent amenities at Broadway shopping centre, transport links providing easy access to Newcastle International Airport and Newcastle City Centre, highly regarded schools, parks, play area and leisure facilities.

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The front door opens to a welcoming entrance lobby with access to a dining room overlooking the rear garden. To the right of the sitting room is a sizeable kitchen with granite work surfaces and a door to the patio area in the garden and easy access to the rear of the double garage.

There is a convenient WC, and a door to the principal bedroom with generous storage and an en-suite bathroom. This area could potentially be used as a separate annex depending on the requirements of the buyer.

To the left of the lobby is a versatile L shaped living room, flooded with light and benefitting from a pretty bay window to the front and French doors opening out to the rear garden.

From the living room is a hallway with two convenient storage cupboards, a lovely bedroom/office with views of the front garden, a well presented bathroom and a further two light and airy double bedrooms.

Completing the layout is a well proportioned, attached double garage with door to the front and access to the rear garden.

The bungalow has a fabulous garden with a Westerly facing aspect to the rear. There is a substantial driveway, several areas laid to lawn, a vegetable patch, paved areas and well stocked, colourful borders.



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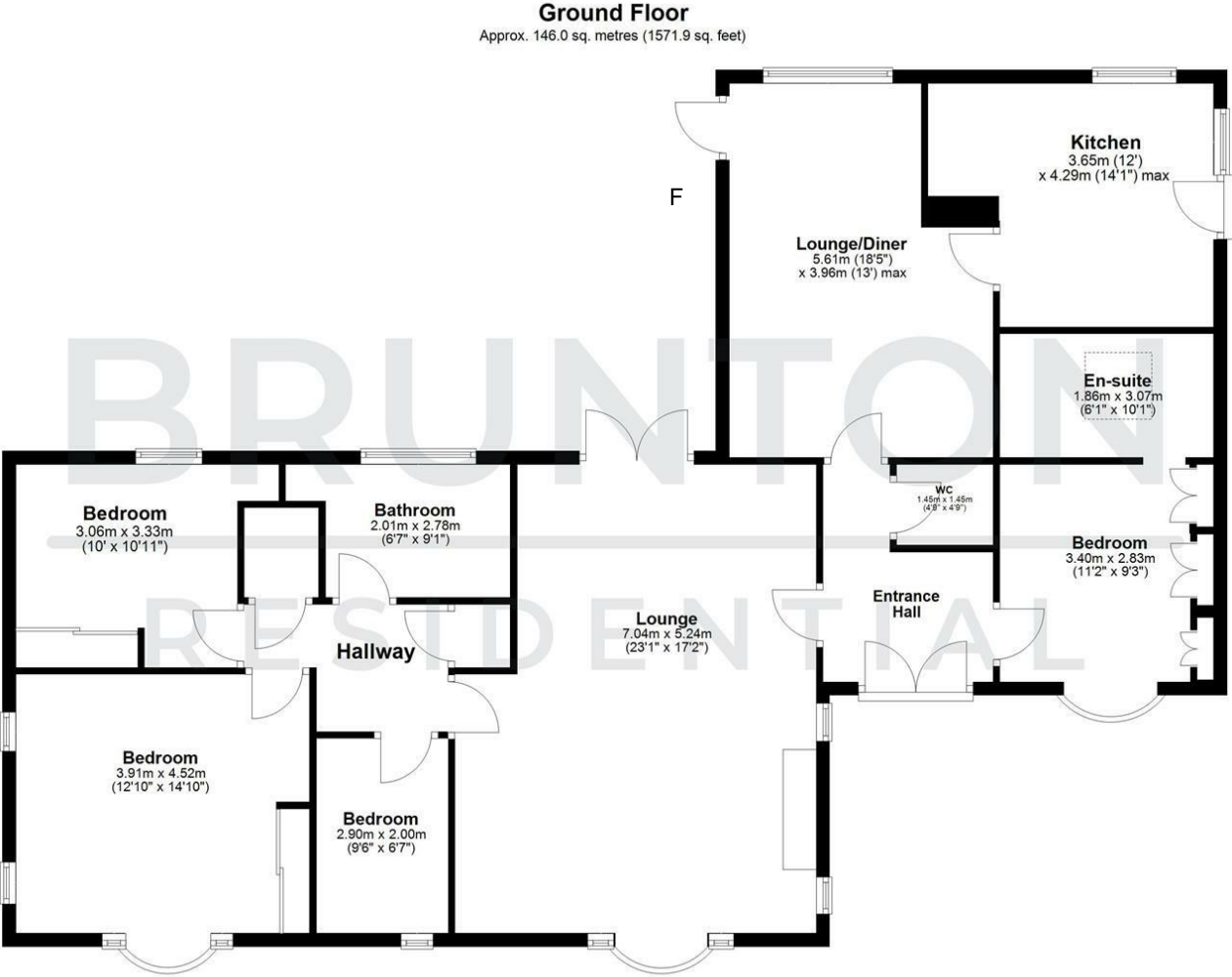
TENURE : Freehold

LOCAL AUTHORITY : Northumberland CC

COUNCIL TAX BAND : F

EPC RATING : D

SERVICES :



Total area: approx. 146.0 sq. metres (1571.9 sq. feet)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	55	73
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
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Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	