



22 Sidmouth Road, Gateshead, NE9 6US

£249,950

We are delighted to offer for sale this three bedroom semi detached house situated on Sidmouth Road within this popular, sought after location. The house benefits from gas central heating via a combination boiler, Upvc double glazing and a security alarm system. The spacious accommodation is well presented and briefly comprises; entrance hallway, spacious lounge with dining area and French doors opening into the conservatory. Kitchen with an integrated oven, and a handy utility room. The first floor landing provides access into the main bedroom which has built in wardrobes, two further bedrooms, both with fitted storage. Family bathroom and a separate wc. Beautiful gardens are located to both sides, a gated driveway provides the home with off road parking. This lovely home is sure to appeal to a family and we have no hesitation in recommending an internal viewing. **NO ONWARD CHAIN.**

ENTRANCE HALLWAY



LIVING ROOM

17'10" x 12'9" (5.46m x 3.90m)



CONSERVATORY

10'7" x 9'7" (3.23m x 2.93m)



KITCHEN

10'6" x 10'5" (3.22m x 3.20m)



UTILITY ROOM

17'8" x 4'5" (5.39m x 1.37m)



FIRST FLOOR LANDING



MAIN BEDROOM

10'7" x 9'10" (3.24m x 3.02m)



BEDROOM TWO

11'1" x 6'10" (3.39m x 2.09m)



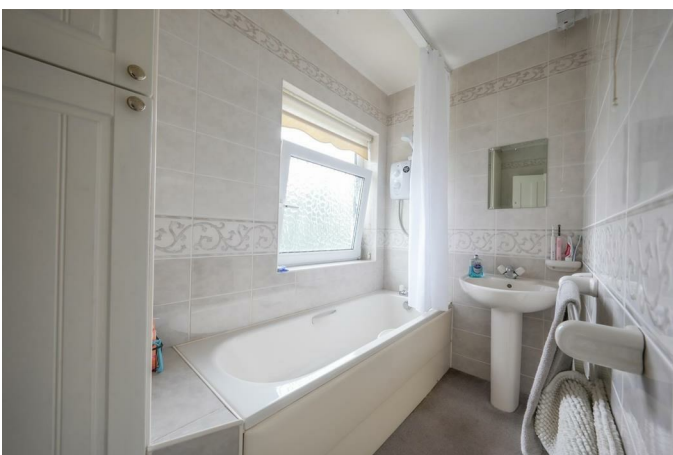
BEDROOM THREE

9'0" x 7'2" (2.75m x 2.20m)



BATHROOM

8'3" x 4'10" (2.52m x 1.49m)

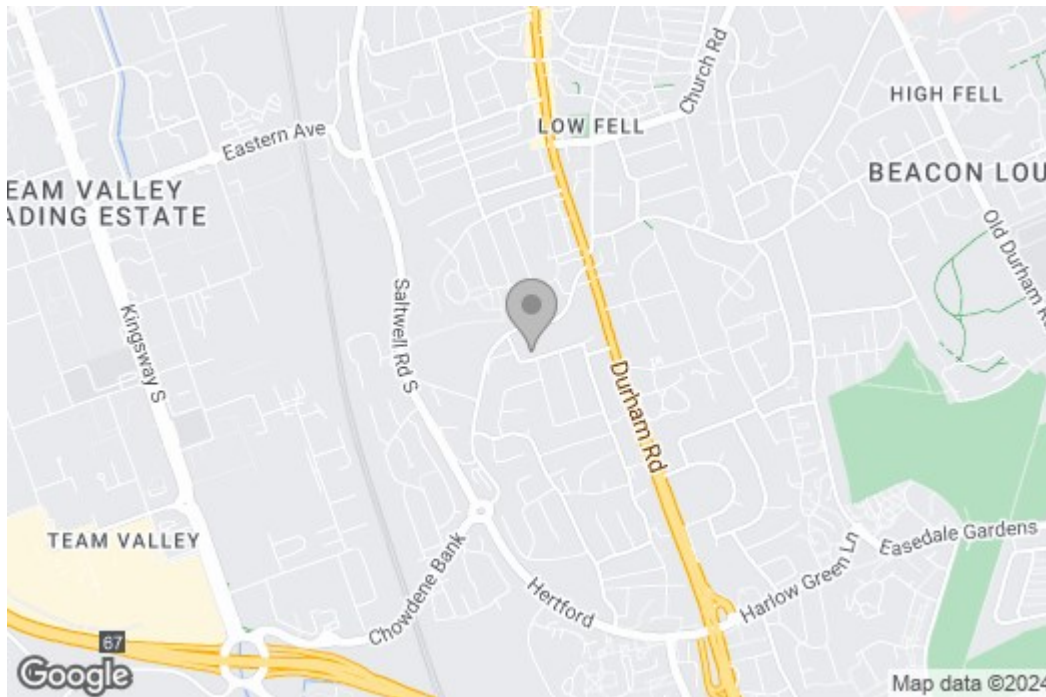


SEPARATE W/C

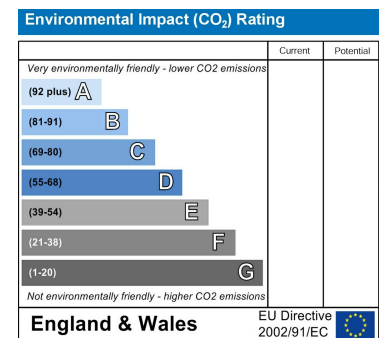
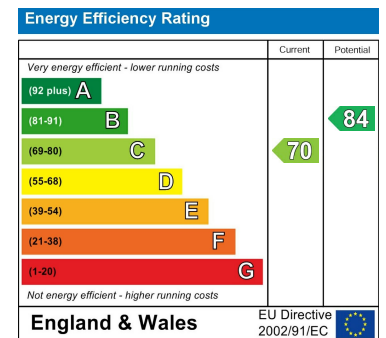
EXTERNAL

Floor Plan

Area Map



Energy Efficiency Graph



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