



## 36 Celandine Way, Gateshead, NE10 8QP

Offers Over £295,000

Welcome to Celandine Way, a truly remarkable property that is sure to capture your heart! This stunning four bedroom double fronted detached house is a rare find on this estate, boasting not just one, but three reception rooms - perfect for entertaining guests or simply relaxing with your loved ones. The home benefits from newly installed double glazing and gas central heating is also installed ensuring your comfort all year round. The ground floor comprises an entrance porch, a lobby leading to the lounge and dining room, a well-equipped kitchen with built-in appliances, and a delightful sun room that spans the full width of the home, complete with a cosy log burner. Additionally, there's a convenient utility room and internal access to the garage. Upstairs, you'll find four generously sized bedrooms, three of which feature fitted wardrobes, offering ample storage space. The family bathroom is equipped with a three-piece suite, perfect for unwinding after a long day. The lounge is a true highlight, featuring a media wall with a recess for your TV and a stylish electric fire, creating a warm and inviting atmosphere. Outside, the property boasts an enclosed garden with a lush lawn and a decked patio area, ideal for enjoying the outdoors. To the front, there is a driveway and garage providing the home with ample off street parking. Don't miss this opportunity to make this beautiful house your home - book a viewing today and experience the charm and comfort that this property has to offer! FREEHOLD.



## ENTRANCE PORCH



## LOUNGE

23'9" x 11'7" (7.25 x 3.54)



## ENTRANCE LOBBY



## DINING ROOM

11'9" x 10'0" (3.59 x 3.06)



## KITCHEN

13'7" x 9'8" (4.15 x 2.96)



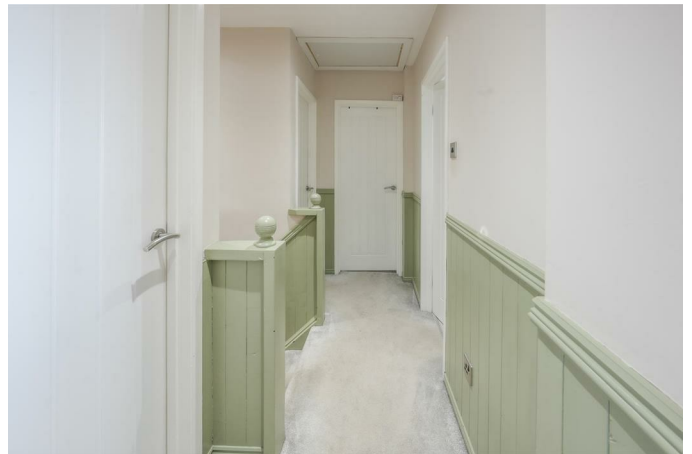
## SUN ROOM

25'4" x 10'5" (7.74 x 3.20)



## UTILITY

## ACCOMMODATION FIRST FLOOR



## BEDROOM ONE

11'7" x 14'2" plus wardrobes (3.55 x 4.34 plus wardrobes )



## BEDROOM TWO

10'2" x 6'10" (3.10 x 2.10)



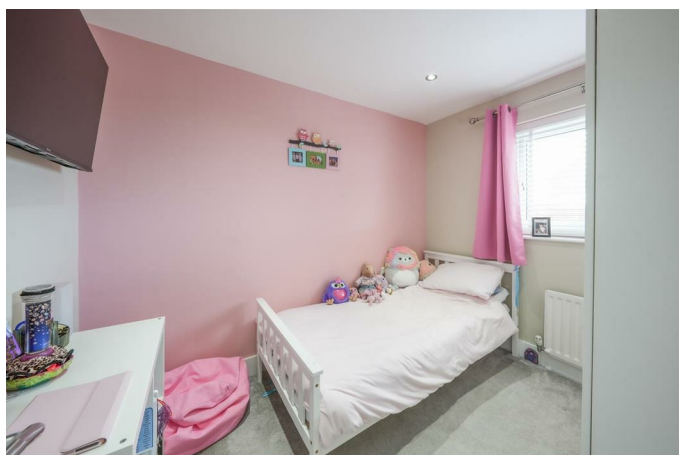
## BEDROOM THREE

10'0" x 9'8" (3.05 x 2.95)



## BEDROOM FOUR

7'6" x 8'6" (2.30 x 2.60)



## FAMILY BATHROOM / W.C.



## EXTERNAL



## GARAGE

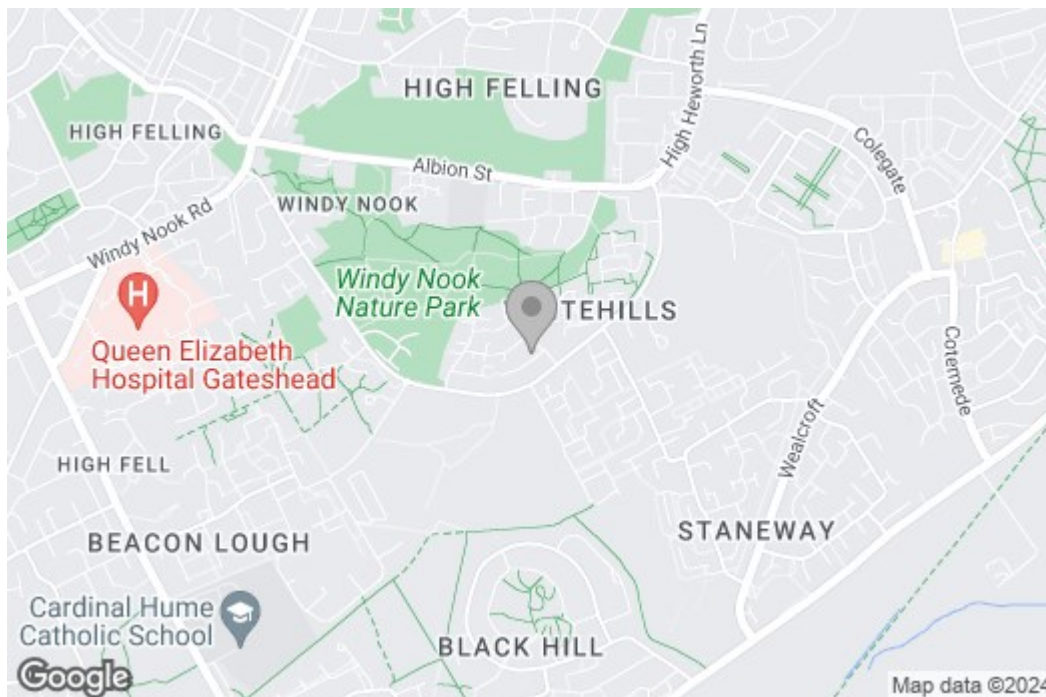
### Property disclaimer

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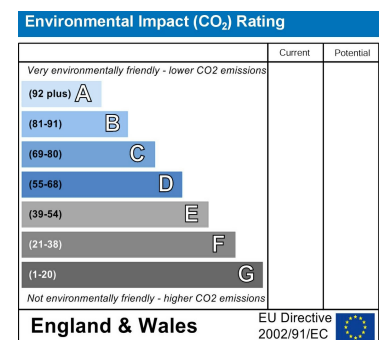
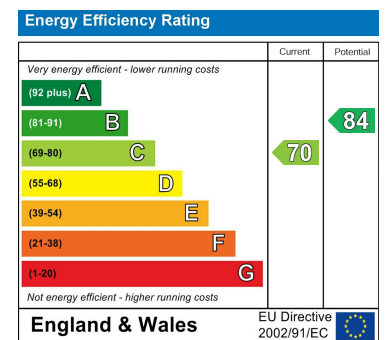


# Floor Plan

## Area Map



## Energy Efficiency Graph



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