



## 52 Chaffinch Drive, Hebburn, NE31 1BF

Offers Over £290,000

Located in the sought-after location of Chaffinch Drive in Hebburn, this immaculate detached house is a true gem waiting to be discovered. Boasting a spacious layout with a living room, dining kitchen, four bedrooms, and two bathrooms, this property offers the perfect setting for a growing family. As you step inside, you'll be greeted by the luxurious LVT flooring that graces the ground floor, adding a touch of elegance to the space. The living room is bathed in natural light thanks to the bay window, creating a warm and inviting atmosphere for relaxing or entertaining guests.

The heart of the home lies in the fabulous dining kitchen, complete with built-in appliances including a double oven, fridge/freezer, dishwasher, and washing machine. French doors open onto the rear patio, seamlessly blending indoor and outdoor living. Upstairs, the first floor landing features built-in wardrobes and an ensuite, offering a private retreat within the home. Three additional bedrooms provide ample space for family members or guests, while the family bathroom exudes modern style and functionality.

Outside, the low maintenance garden awaits, featuring an Astro turf lawn and a paved patio area perfect for al fresco dining or enjoying the fresh air. A driveway at the front of the property leads to a garage with a pitched roof and loft storage, providing convenience and additional storage space.

In conclusion, this property is more than just a house - it's a fabulous family home where cherished memories are waiting to be made. Don't miss out on the opportunity to make this stunning property your own and experience the best of family living in this desirable location.

## ENTRANCE HALLWAY

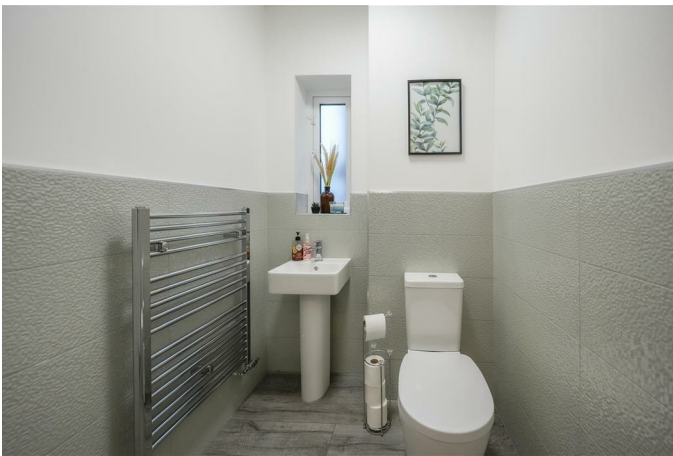


## MAIN BEDROOM

10'9" x 10'1" (3.30m x 3.09m)



## GROUND FLOOR W/C



## EN-SUITE

5'10" x 5'3" (1.79m x 1.62m)



## LIVING ROOM

17'8" x 12'10" (5.41m x 3.92m)



## BEDROOM TWO

11'7" x 8'7" (3.54m x 2.64m)



## DINING KITCHEN

17'8" x 11'9" (5.39m x 3.60m)



## FIRST FLOOR LANDING

### **BEDROOM THREE**

8'3" x 8'3" (2.53m x 2.52m)



to be agreed with the seller. We cannot also confirm at this stage of marketing the tenure of this house.

### **BEDROOM FOUR**

12'0" x 5'10" (3.66m x 1.78m)

### **FAMILY BATHROOM**

8'7" x 7'1" (2.62m x 2.18m)



### **EXTERNAL**



### **GARAGE**

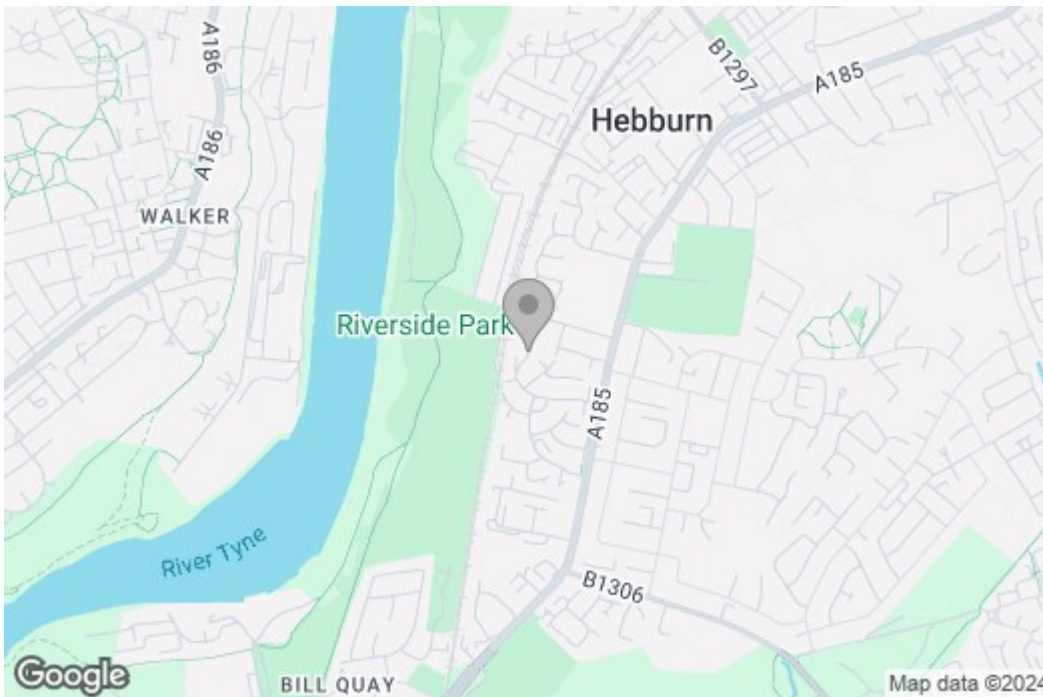
18'6" x 9'8" (5.64m x 2.97m)

#### **Property disclaimer**

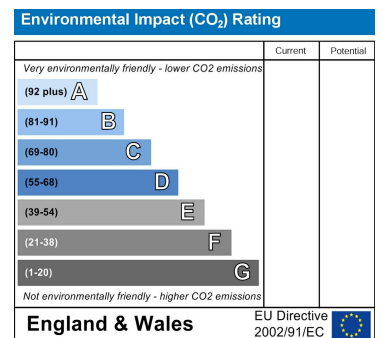
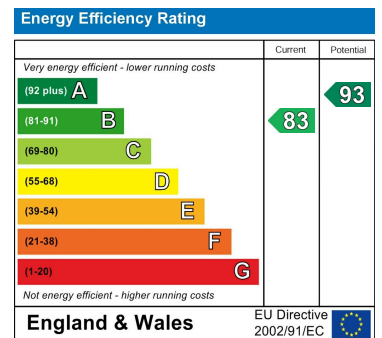
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# Floor Plan

## Area Map



## Energy Efficiency Graph



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