



## 18 Saltwell View, Gateshead, NE8 4NT

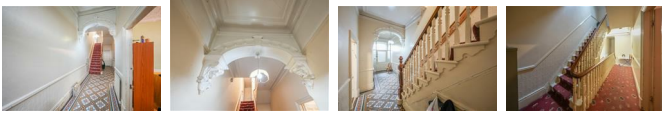
£320,000

Positioned on Saltwell View in Gateshead, this exquisite Victorian end-of-terrace house offers a unique opportunity for those looking to create their dream home. Boasting stunning views of Saltwell Park, this grand residence is arranged over three floors and showcases a wealth of original features, including elegant coving and detailed ceilings that add character to the two main reception rooms. With seven spacious bedrooms spanning the first and second floors, this property is perfect for larger families or those in need of extra space. The accommodation begins with an inviting entrance lobby that leads into a grand reception hallway adorned with an original tiled floor and intricate ceiling corbels. The ground floor comprises a comfortable lounge, a separate dining room, a charming breakfasting room, and a kitchen, along with a convenient rear lobby featuring a ground floor WC. On the second floor, you will find four well-proportioned bedrooms and a bathroom with a separate WC, while the top floor accommodates three additional bedrooms, ideal for guests or a home office. Externally, the property offers a garden at the front and a yard at the rear, providing outdoor space to enjoy. This home, while requiring modernisation, holds immense potential for those eager to infuse their personal style. Viewing is strongly recommended to fully appreciate the grandeur and possibilities this property presents.

## ENTRANCE LOBBY

Access to the home is via a hardwood timber entrance door. There is a tiled floor and a glazed door opens into the reception hallway.

## RECEPTION HALLWAY



A very grand reception hallway which features a traditional tiled floor and original ceiling arched corbels and coving are fitted to the ceiling. There is a radiator and traditional staircase leads to the first floor accommodation. Internal doors opens through into the lounge, dining room/sitting room and breakfasting room. Radiator.

## LOUNGE



A stunning principle reception room with a detailed ceiling and original coving. There is a stone fireplace and a glazed bay window overlooks the front aspect. Radiator.

## DINING ROOM / SITTING ROOM



With a beautiful detailed ceiling with mouldings and original coving. Two glazed windows overlook the side aspect. Radiator.

## BREAKFASTING ROOM

With a window which overlooks the side aspect and an external door which opens outside into the side access. An internal door opens through into the kitchen. Radiator.

## KITCHEN

With a range of floor units with sink units and a window which overlooks the side aspect.

## REAR LOBBY

With a door which opens out into the rear yard. An internal door leads into a ground floor wc.

## GROUND FLOOR WC

With a low level wc.

## FIRST FLOOR LANDING



A spacious landing which has a window which overlooks the side aspect and a Period spindle staircase leads to the second floor accommodation.

## BEDROOM ONE



With a bay window which provides lovely views into Saltwell Park with an additional window which overlooks the side. Period coving is fitted to the ceiling, ceiling rose.

## BEDROOM TWO



With two windows which overlooks the side aspect. There is period coving which is fitted to the ceiling.

### BEDROOM THREE



With a window which overlooks the front aspect.

### BEDROOM FOUR / HOME OFFICE



With a window which overlooks the side aspect. This bedroom may be more suitable as a home office.

### BATHROOM



With a wash hand basin and a panelled bath. There is an airing cupboard and a window overlooks the side aspect.

### SEPARATE WC

Low level wc. with a window which overlooks the side aspect.

### SECOND FLOOR LANDING

With a landing which has access into all three loft bedrooms.

### ATTIC BEDROOM FIVE



With a Velux style window which overlooks the front aspect.

### ATTIC BEDROOM SIX

With a Velux style window which overlooks the rear aspect.

### ATTIC BEDROOM SEVEN



With a Velux style window which overlooks the front aspect.

### EXTERNAL

At the front and side there is a garden. A yard is located to the rear.

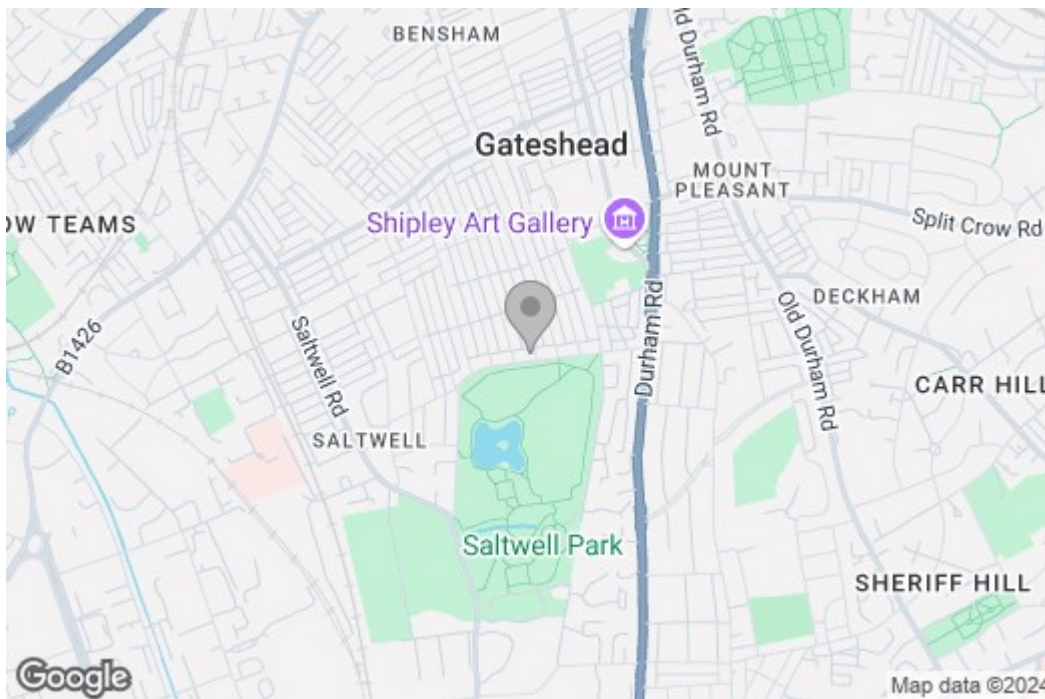
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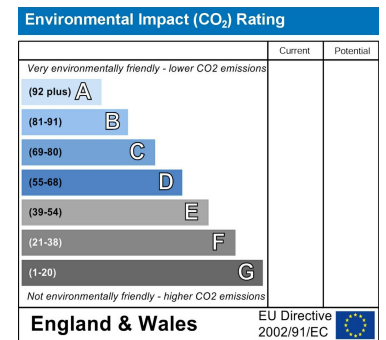
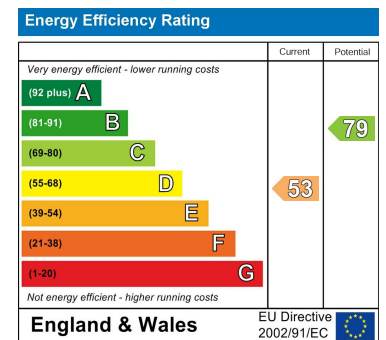
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# Floor Plan

## Area Map



## Energy Efficiency Graph



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