



## 9 Highfield Court, Gateshead, NE10 9LH

£135,000

Welcome to this charming terraced bungalow located on the desirable Highfield Court. This well-maintained property offers a delightful living space, perfect for those seeking comfort and convenience. As you enter, you are greeted by a welcoming entrance hallway that leads you into the heart of the home. The living room is a standout feature, boasting a beautiful marble fire surround that adds a touch of elegance and warmth to the space. This inviting area is perfect for relaxing or entertaining guests. The bungalow comprises two well-proportioned bedrooms, both equipped with fitted wardrobes, providing ample storage space. The main bedroom is particularly spacious, ensuring a restful retreat at the end of the day. The internal hallway connects the living areas to the bedrooms and the bathroom, creating a practical layout that enhances the flow of the home. The kitchen is functional and well-presented, offering a pleasant space for culinary endeavours. Step outside to discover a low-maintenance rear garden, thoughtfully designed with various patio areas and a raised sun terrace. This outdoor space is ideal for enjoying the fresh air, hosting barbecues, or simply unwinding in the sun. This bungalow is situated in a popular location, making it an excellent choice for those looking to enjoy a peaceful yet accessible lifestyle. With its attractive features and well-maintained condition, this property is sure to appeal to a wide range of buyers. Don't miss the opportunity to make this lovely bungalow your new home.



## ENTRANCE HALLWAY

## LIVING ROOM

19'4" x 10'0" (5.90m x 3.07m)



## KITCHEN

9'8" x 9'1" (2.97m x 2.77m)



## BEDROOM ONE

13'1" x 10'2" (4.01m x 3.11m)



## BEDROOM TWO

10'3" x 9'1" (3.14m x 2.79m)



## BATHROOM

7'2" x 6'3" (2.19m x 1.92m)



## EXTERNAL



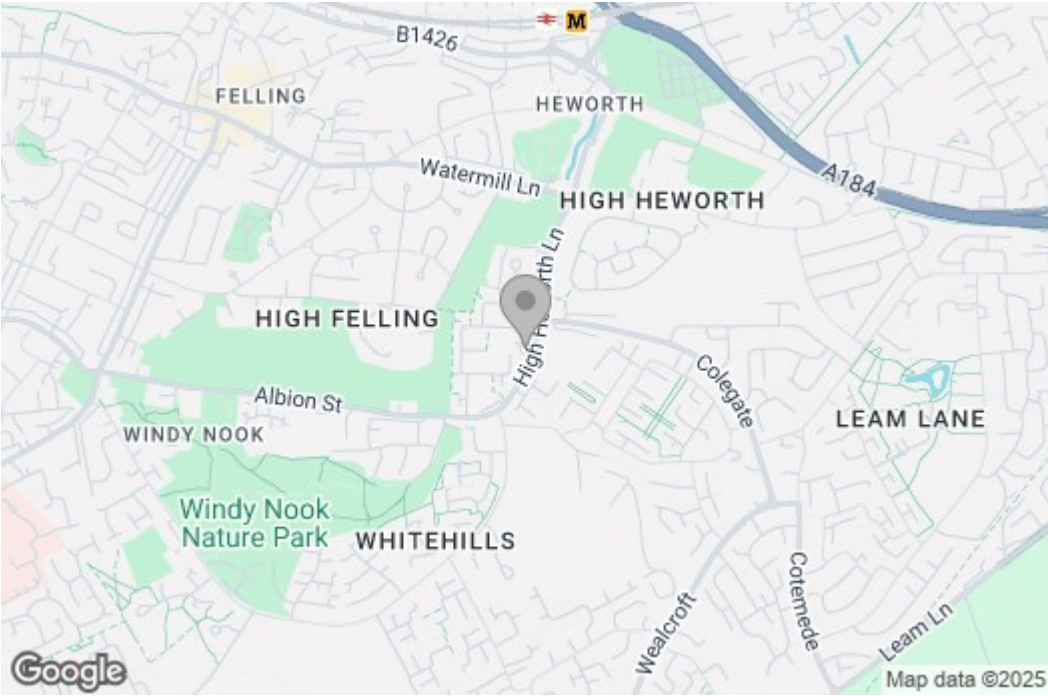
## Property disclaimer

**IMPORTANT NOTE TO PURCHASERS:** We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. Floor

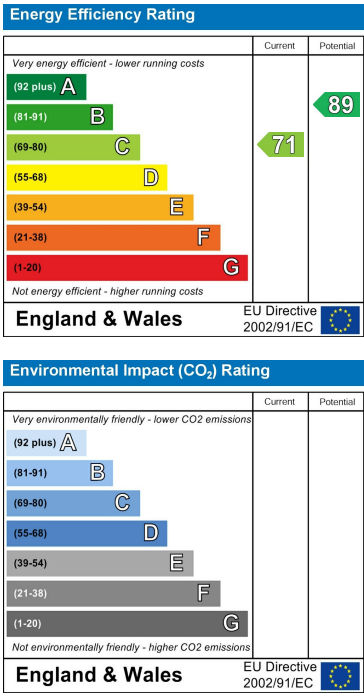
plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller. We cannot also confirm at this stage of marketing the tenure of this house.

Floor Plan

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract, purchaser should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give an representation or warranty in respect of the property.