



**HUNTERS®**  
HERE TO GET *you* THERE

9 East Terrace, Chopwell, Newcastle upon Tyne, NE17 7HB

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Asking Price £360,000

Hunters are delighted to welcome to the market this immaculate 3-bedroom semi-detached house on the outskirts of Blackhall Mill. This property has been extended significantly and updated to a high standard, located in a desirable area with convenient access to public transport links, local amenities, and walking routes. The property is perfect for families and couples, offering a unique blend of practicality and style.

The high quality bespoke kitchen is newly fitted and boasts two ovens one of which is an integrated microwave as well as a conventional fan oven, also offering a warming drawer, induction hob and integrated pantry cupboard. It also offers a breakfast bar style dining space.

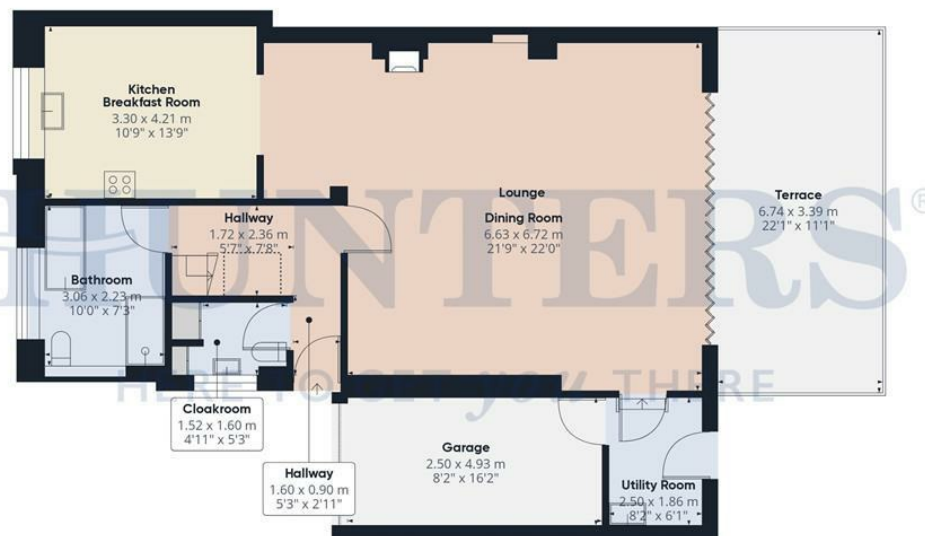
A utility room leads off the reception room, offering access to the single garage.

The heart of this home is an open-plan reception room, which features a stunning feature log burner and a dining space. This room is flooded with light from the lantern roof and bi folding doors with retractable fly screens, which open on to a beautifully landscaped garden where you can also enjoy the countryside views of Chopwell Woods and beyond. The garden is a true oasis, boasting porcelain tiles, a grassed area, flower beds, a shed, and a hot tub (to be negotiated separately) with a canopy.

The property boasts three bedrooms: two doubles and a single. The first double bedroom comes with an en-suite with heated towel rail, fitted wardrobes and double doors leading on to a potential balcony, while the second double bedroom features built-in wardrobes. The family bathroom is a luxurious space with a corner bath and separate rain shower. There's also a downstairs cloakroom with WC and fitted cupboards for added convenience.

To the front of the house, is a newly laid resin drive with off-road parking for multiple vehicles. As well as a log store, car port and access to the garage. A viewing is highly recommended to fully appreciate the character and quality this property has to offer

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Ground Floor



Floor 1

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**Approximate total area<sup>®</sup>**

135.81 m<sup>2</sup>  
1461.86 ft<sup>2</sup>

**Balconies and terraces**

22.4 m<sup>2</sup>  
241.11 ft<sup>2</sup>

**Reduced headroom**

2.93 m<sup>2</sup>  
31.49 ft<sup>2</sup>

(1) Excluding balconies and terraces

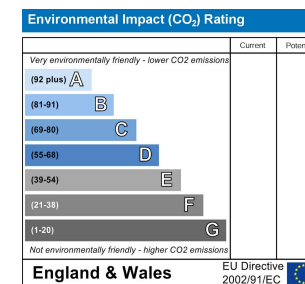
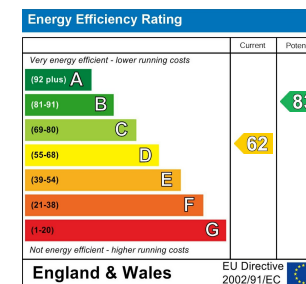
**Reduced headroom**

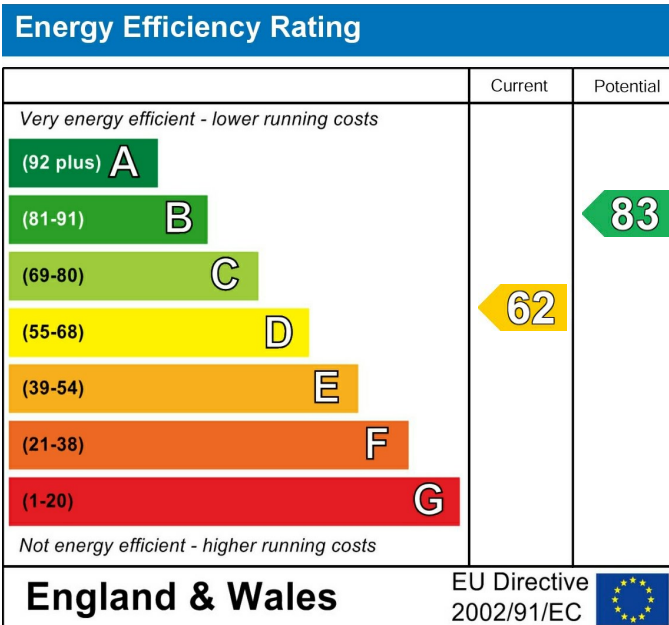
Below 1.5 m/5 ft

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

**GIRAFFE360**





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



