



Whinfell Road

| Darras Hall | NE20

**£575,000**

**RMS** | Rook  
Matthews  
Sayer



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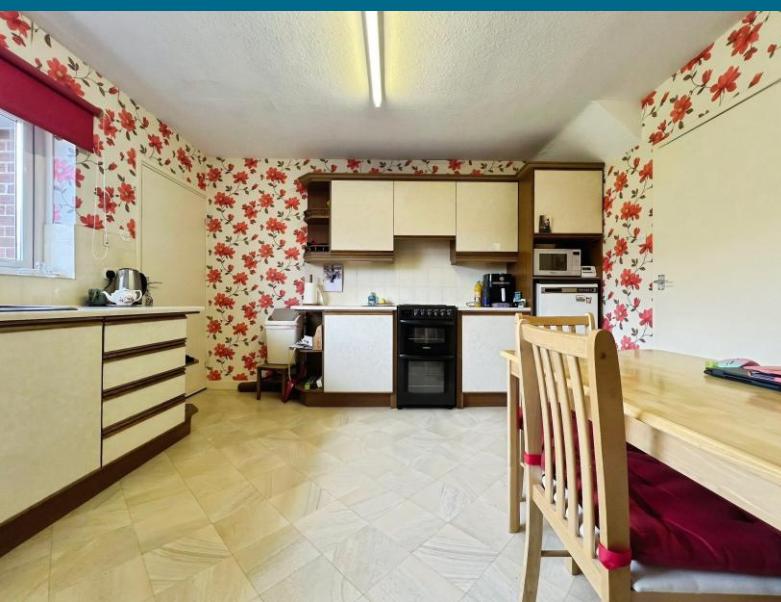
**DETACHED FAMILY HOME****24FT LIVING ROOM****FOUR BEDROOMS****APPROX 1/4 ACRE****NO UPPER CHAIN****TWO RECEPTION ROOMS****TWO BATHROOMS****DOUBLE GARAGE &****For any more information regarding the property please contact us today**

This detached house is for sale in a sought-after neighbourhood on Whinfell Road, Ponteland, Newcastle upon Tyne. The property is presented in good condition, offering four bedrooms—three doubles on the first floor, including a master bedroom with built-in wardrobes, and a ground floor bedroom that can also serve as a home office. There are two reception rooms, including a spacious 24ft living room with large windows overlooking the garden, and a formal dining room. The kitchen benefits from ample natural light, features dining space, and offers access into both the garage and dining room.

The house is equipped with two bathrooms: an upstairs bathroom complete with a heated towel rail and a shower over the bath, and a ground floor shower room. Additional features include a double garage and the property is offered with no upper chain. Council tax band F applies.

Whinfell Road is well-placed for local amenities in Ponteland, such as a range of shops, cafés, and supermarkets along Main Street. Several respected schools, including Ponteland High School and Richard Coates Primary, are nearby, making this an appropriate choice for families.

For transport, the property is within comfortable reach of Newcastle International Airport Metro Station, around a 10-minute drive away, providing direct links to Newcastle city centre with journey times approximately 25 minutes. Road connections via the A696 offer access to Newcastle and surrounding regions. Local green spaces such as Ponteland Park are within walking distance, ideal for leisure and outdoor activities.



T: 01661 860 228  
ponteland@rmsestateagents.co.uk

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## GROUND FLOOR -

Living Room: 14'00" x 24'00" - 4.27m x 7.32m

Dining Room: 14'04" x 11'04"; - 4.37m x 3.45m

Kitchen: 12'11" x 12'05" - 3.94m x 3.78m

Bedroom/ Home Office: 10'07" x 12'02" - 3.22m x 3.71m

Shower Room: 8'07" x 7'06" (max) - 2.62m x 2.29m

## FIRST FLOOR -

Bedroom: 14'02" x 13'02" - 4.32m x 4.01m

Bedroom: 11'11" x 13'05" - 3.63m x 4.09m

Bedroom: 11'07" x 8'10" - 3.53m x 2.69m

Bathroom: 10'05" (max) x 6'02" - 3.18m x 1.88m

## PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: Fibre

Mobile Signal Coverage Blackspot: No

Parking: Garage & Driveway

## MINING

The North East region is famous for its rich mining heritage and therefore it will be beneficial to conduct a mining search. Confirmation should be sought from a conveyancer as to its effect on the property, if any.

## TENURE

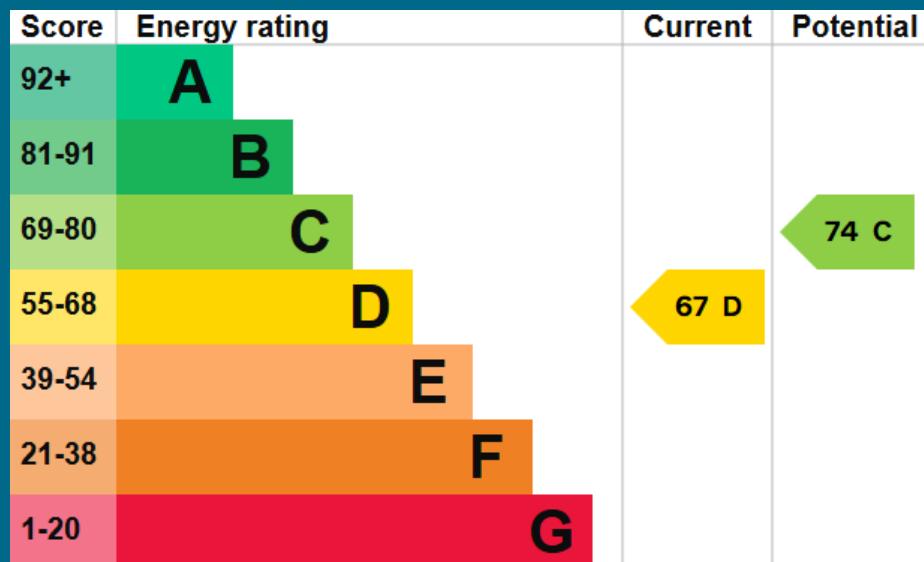
Freehold - It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser

## COUNCIL TAX BAND: F

## EPC RATING: TBC

P00007502.SD.SD.26/11/25.V.1





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