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📍 Rosebay Close, Newcastle Upon Tyne NE27 0GG

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Asking Price
£440,000

Signature North East is delighted to welcome this stunning four-bedroom detached property to the market, situated in the highly sought-after area of Backworth. Nestled within a modern and well-connected estate, this home has been finished to a high standard and is ideally located for convenient access to the A19. The beautiful coastline of Whitley Bay, with its sandy beaches and captivating views, is just a short drive away. Residents will also appreciate the close proximity of Northumberland Park, offering shops, Metro links, and supermarkets, as well as Silverlink Retail Park for a range of amenities. Popular schools nearby make this property a prime choice for families.

Upon entering, you are welcomed by a bright central hallway, complete with a skylight that captures the sun's glow in the late afternoon. The hallway provides access to a W.C. and a handy under-stairs storage cupboard. The spacious living room is filled with natural light from a large window and offers ample room for your preferred furnishings. The heart of the home is the open-plan kitchen and dining area, featuring sleek wall and base units, elegant countertops, and integrated appliances, including a dishwasher, fridge freezer, and washer/dryer. French doors open onto the rear garden, blending indoor and outdoor living. Adjoining the kitchen is a cosy family room with additional French doors leading to the garden, perfect for relaxed evenings or entertaining. The ground floor also includes a versatile office space with fitted storage, created as part of a garage conversion, which also offers an extra external storage facility accessible via a garage door.

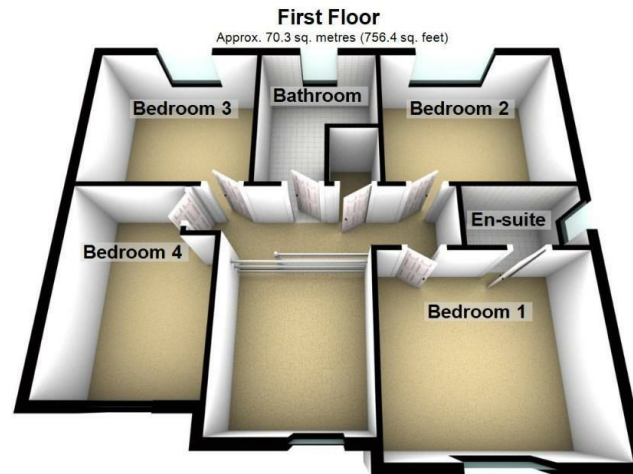
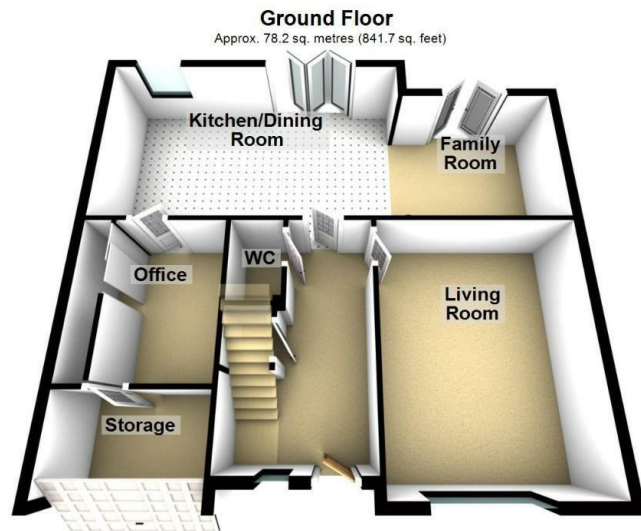
The first floor accommodates four generously sized bedrooms, all capable of fitting double beds alongside other furnishings. The primary bedroom boasts an en-suite shower room with a W.C. and hand basin. The family bathroom completes this floor, offering a bathtub, separate shower, hand basin, and W.C., providing comfort and convenience for all.

Externally, this home features a spacious rear garden with a lawn, patio, and a decked area, ideal for outdoor furniture. To the front, a double driveway provides off-street parking for two vehicles

PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.



PROPERTY FLOORPLAN



Total area: approx. 148.5 sq. metres (1598.1 sq. feet)

Please be advised the floorplans are not drawn to scale and are to be used to give an idea of the layout of the property.
Plan produced using PlanUp.

Measurements:

Living Room
15'11" x 12'5"

Kitchen / Dining Room
20'3" x 12'0"

Family Room
10'3" x 9'4"

Office
10'1" x 8'11"

WC
5'3" x 3'3"

Bedroom One
12'5" x 11'4"

En Suite
7'1" x 3'10"

Bedroom Two
11'9" x 9'9"

Bedroom Three
10'7" x 9'9"

Bedroom Four
12'6" x 8'11"

Bathroom
9'9" x 7'9"

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		93
(81-91) B	84	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales

EU Directive
2002/91/EC







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