



# Alexander Hudson Estates

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Sales Particulars

Bannockburn

Killingworth

NE12 6QJ



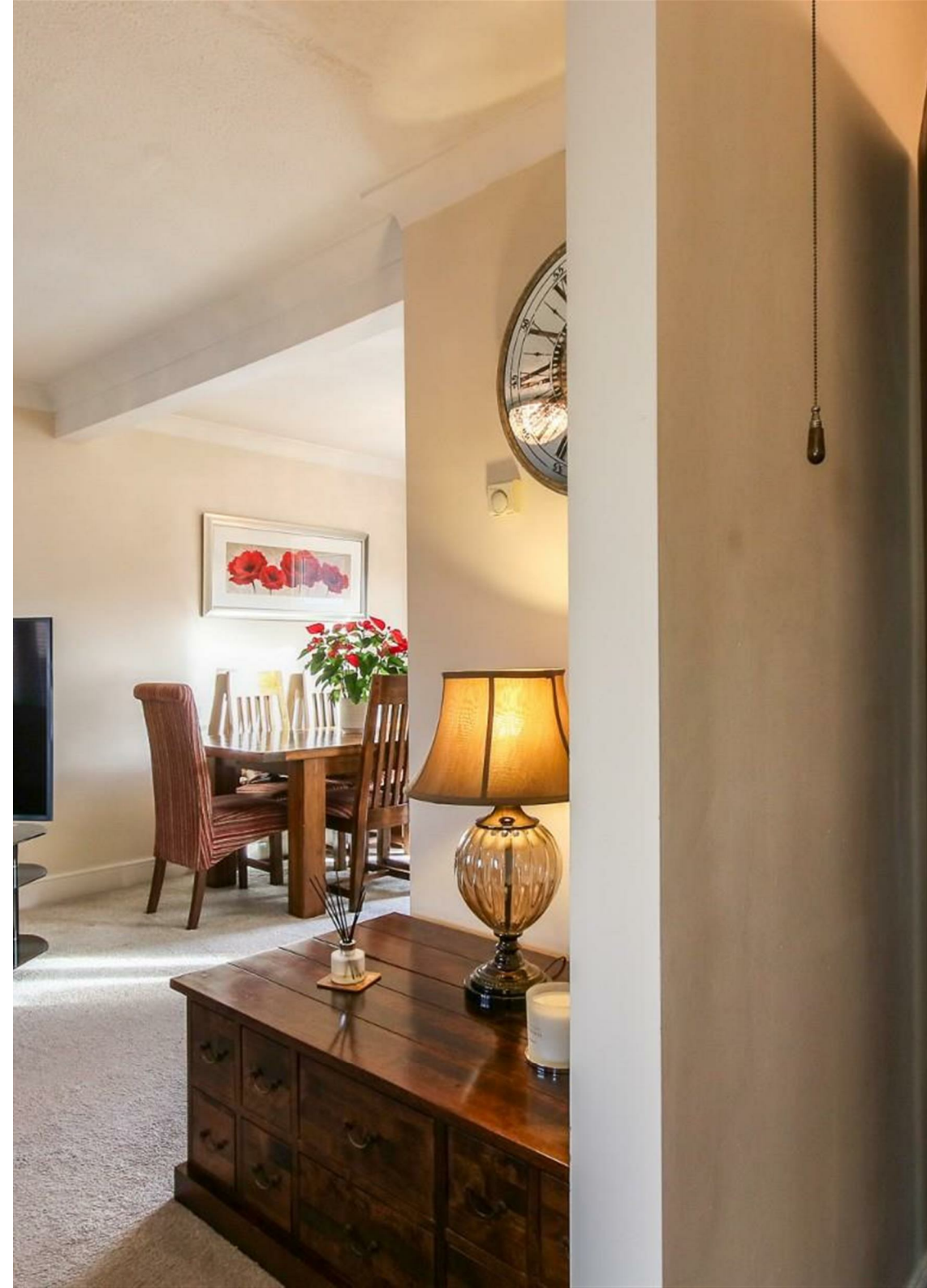




Alexander Hudson Estates introduces this well-presented, three-bedroom, semi-detached family home situated in the increasingly popular suburb of Killingworth. Close by to George Stephenson High School and the White Swan Centre which has a range of amenities including a GP surgery, activity hall and café.

The property briefly comprises of an entrance hallway, living/ dining room, kitchen and utility room. On the first floor lies a family bathroom and three generously sized bedrooms. Externally, the front of the property features an extended low maintenance paved driveway, providing off street parking for multiple vehicles and access to the attached single garage. A sunny landscaped garden with decking area, planted borders and garden lawn sits to the rear.

Both the Lakeside Centre and Killingworth Centre are a 10-minute walk away with a range of leisure facilities and shops including a large supermarket and eateries. Excellent transport links with a main bus route providing access to Newcastle City Centre with the A1 and A19 also close-by for trips to the coast and further afield.



Tenure: Freehold   Council tax band: B   EPC Rating: D



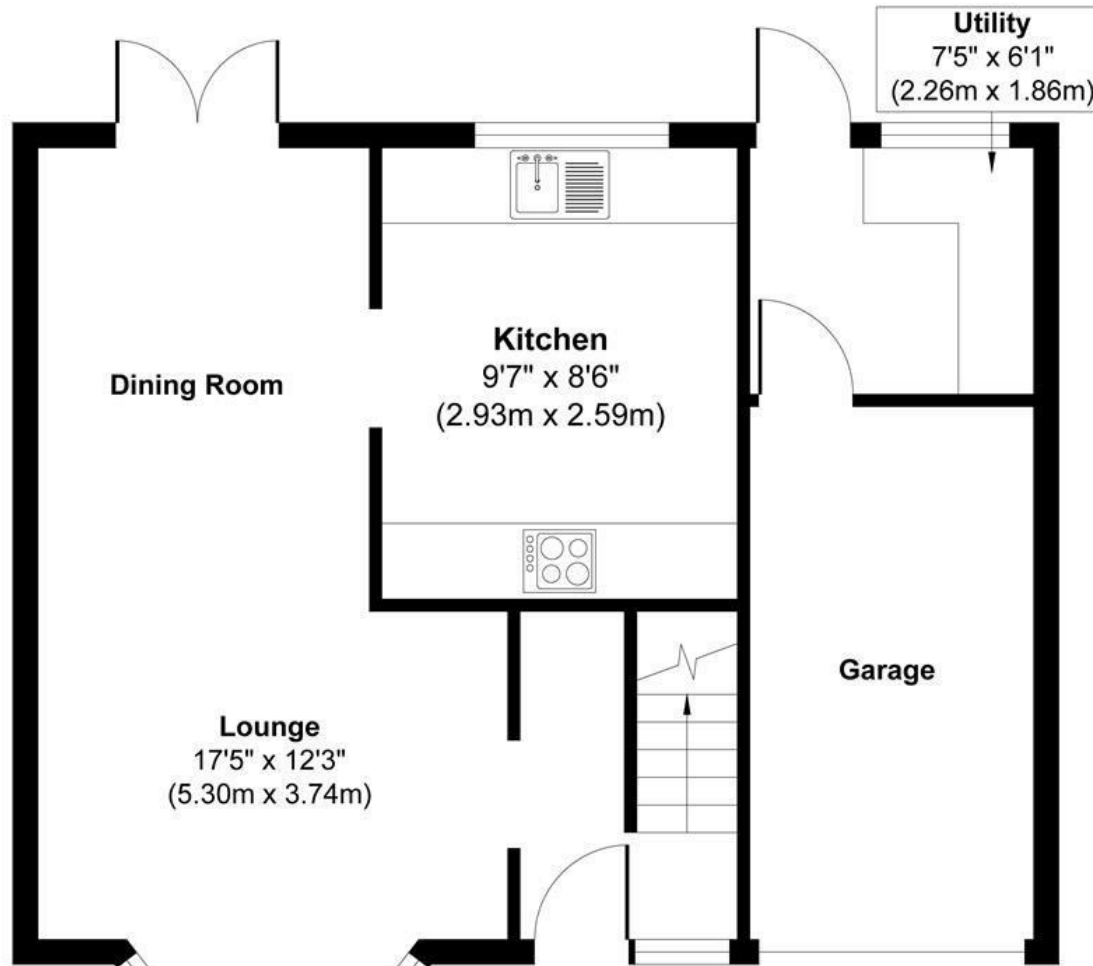




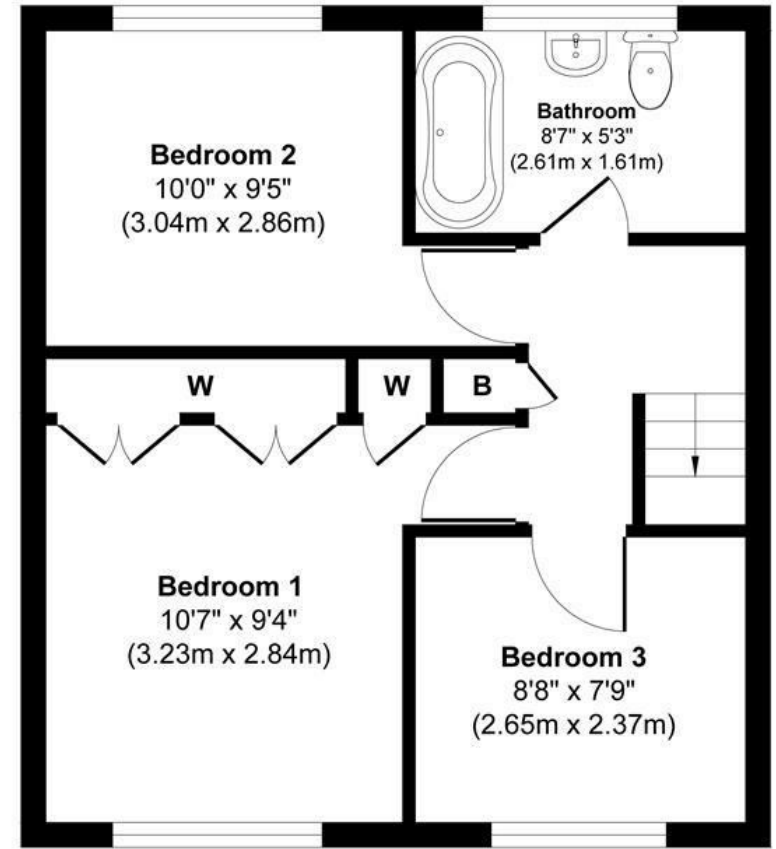








**Ground Floor**  
**Approximate Floor Area**  
**550 sq. ft**  
**(51.07 sq. m)**



**First Floor**  
**Approximate Floor Area**  
**378 sq. ft**  
**(35.09 sq. m)**

**Approx. Gross Internal Floor Area 817 sq. ft / 75.92 sq. m.(Excluding Garage)**

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