



# Alexander Hudson Estates

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Sales Particulars

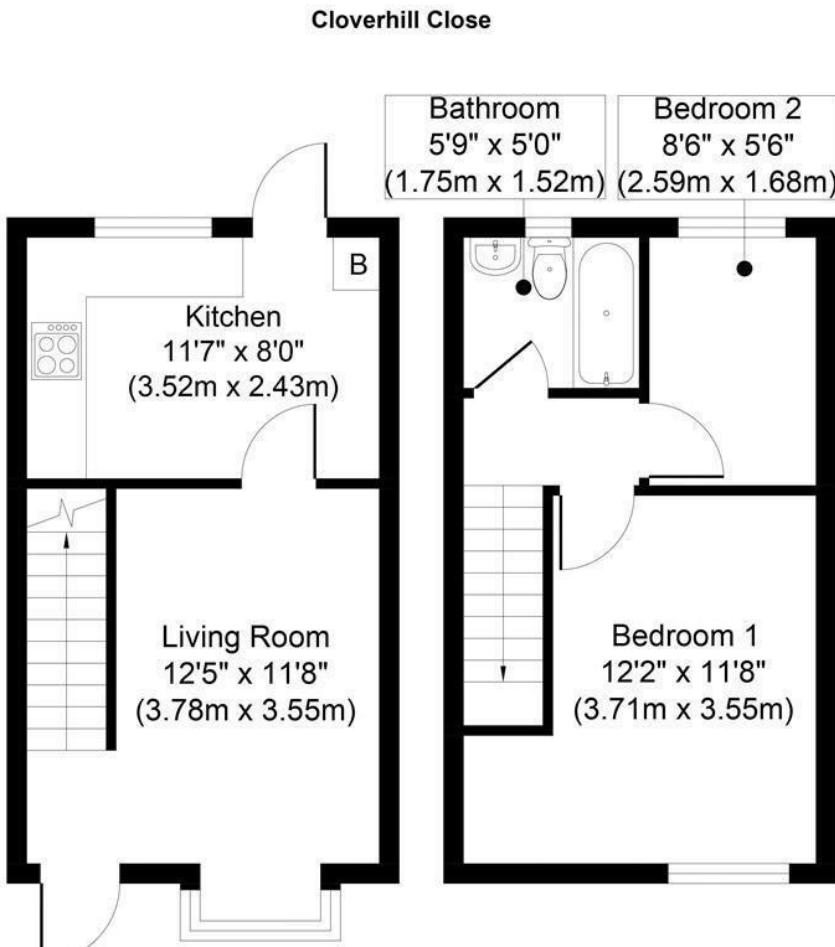


# The Property

Alexander Hudson Estates are pleased to welcome to the market , this well presented two bedroom terraced home, enjoying a pleasant position on this residential development in Annitsford with off street parking to front and enclosed rear garden.

Accommodation briefly comprises; Entrance lobby. Lounge which has open staircase to the first floor. Modern fitted kitchen including integrated appliances. To the first floor a double bedroom with walk in storage , single bedroom and a family bathroom/wc. Externally to the front of the property is a hardstanding area for off street parking and gravelled low maintenance garden. To the rear is an enclosed lawned garden with patio area.

This property offers an excellent location close to the A19 for easy access across the city, along with being just a 10 minute drive from both Cramlington and Killingworth, both offering a wide variety of amenities. Annitsford offers a quaint village feel, with a pubs, restaurants and other amenities on the doorstep.



**Ground Floor**  
**Approximate Floor Area**  
248 sq. ft  
(23.10 sq. m)

**First Floor**  
**Approximate Floor Area**  
241 sq. ft  
(22.40 sq. m)

Freehold  
Council Tax: A  
EPC Rating: 61





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