



# Alexander Hudson Estates

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Sales Particulars

Percy Street

Palmersville

NE12 9HE





Alexander Hudson Estates introduces to market this well presented, two-bedroom, mid-terrace family home located within the increasingly popular residential area of Palmersville; close to local shops, restaurants and transport links as well as within catchment of Ofsted outstanding schools.

The property briefly comprises of a cosy living room and a bright and spacious kitchen/ dining room and family bathroom. To the first floor sits two generously sized bedrooms. Externally, the front of the property is well maintained and features a lawn and garden path. A traditional terraced yard can be found to the rear which provides off street parking.

The property offers an excellent location close to The Killingworth Shopping Centre, restaurants, supermarkets and both Primary and Secondary schools. A frequent bus service can take you through to Newcastle City Centre; with Palmersville Metro Station also just 5-minute walk away for access to the City Centre and the Coast. Rising Sun Country Park is only a 5-minute drive, offering great outdoor walks. The A19 is few minutes' drive, offering easy access to Northumberland, and both Silverlink and Cobalt Business Parks. Great Lime Road also offers a straight 5-10 minute drive through to Quorum, Balliol and Gosforth Business Parks.

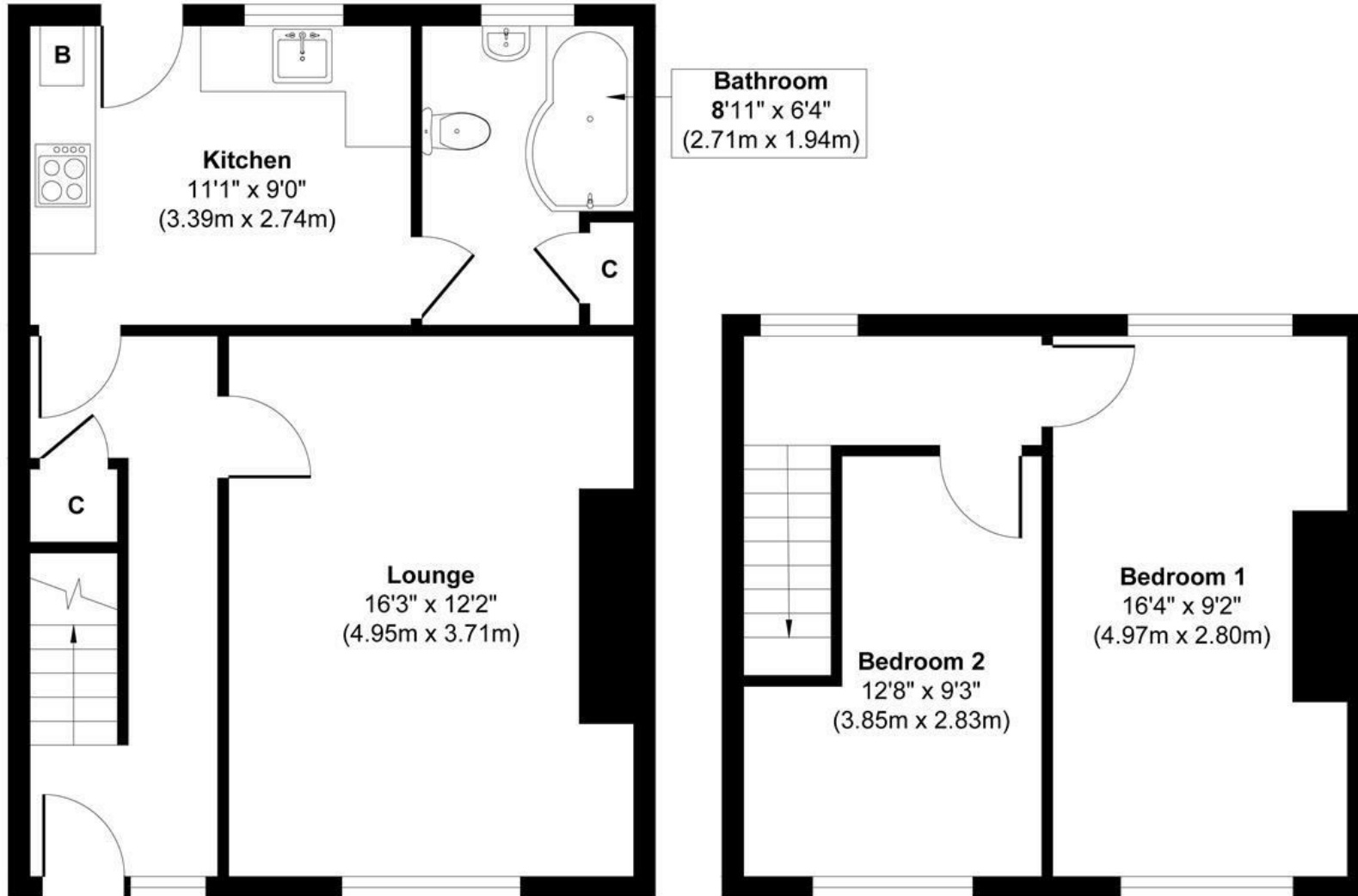


Tenure: Freehold Council tax band: A EPC Rating: C









**Ground Floor**  
**Approximate Floor Area**  
**464 sq. ft**  
**(43.07 sq. m)**

**First Floor**  
**Approximate Floor Area**  
**295 sq. ft**  
**(27.37 sq. m)**

**Approx. Gross Internal Floor Area 758 sq. ft / 70.45 sq. m.**

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