





- Popular Location
- Ideal Family Home
- Utility Room
- Attached Garage
- Freehold
- Detached Property
- Three Bedrooms
- Off Street Parking
- Council Tax Band \*C\*
- Call For More information





**\*\* Video Tours on our YouTube Channel |  
mhttps://youtu.be/SYEgVoaiP0A \*\***

This well presented, three-bedroom detached property is situated on Meadway, a highly desirable and sought-after area within Forest Hall.

The location is close to a range of amenities, including the charming shops and services in Forest Hall village. It is ideally situated near well-regarded schools, making it a perfect choice for families with children. Excellent public transport links further enhance convenience, providing easy access to surrounding areas. With its spacious layout and family-friendly setting, this home is sure to appeal to the growing family seeking comfort, connectivity, and community.

Internally the property briefly comprises to the ground floor: - entrance porch, hallway, bright and airy lounge with feature wood burning fire, dining room with French doors out to the rear, kitchen with fitted units, integrated oven and hob and there is a handy utility room with outdoor access. To the first floor, there are three good-sized bedrooms and there is a contemporary family bathroom WC with shower over the p-shaped bath and under sink storage. Additional benefits include gas central heating and double glazing.

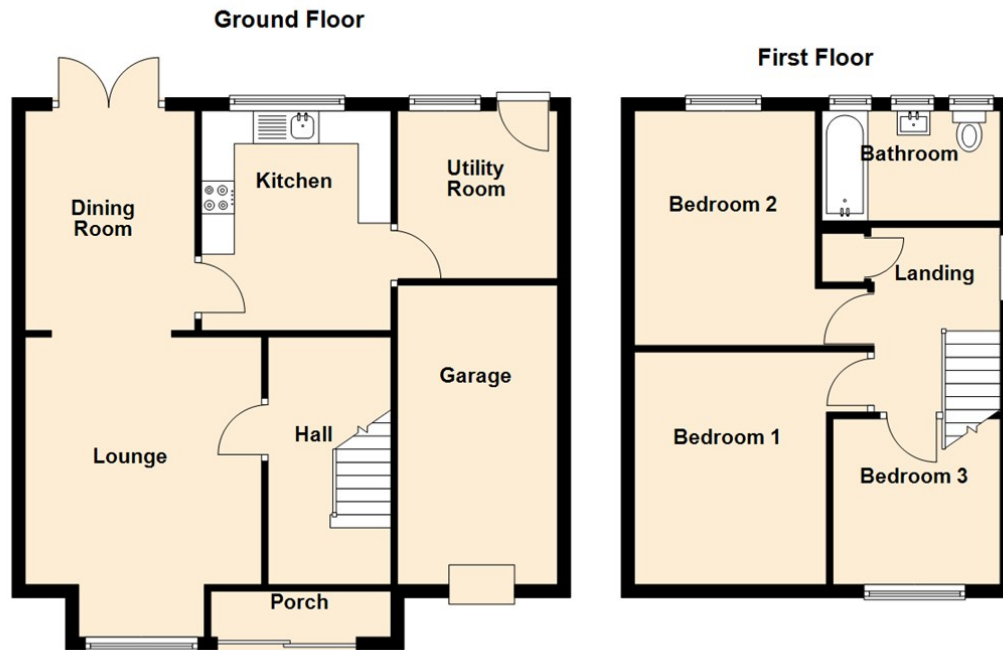
Externally, to the front, there is a well maintained garden alongside a driveway leading to the attached garage, and there is a charming, South-facing garden with a patio area and lawn to the rear.

We anticipate an extremely high level of viewings on the property. To arrange yours or for more information please call our sales team on 0191 270 1122.

#### Tenure

The agent understands the property to be freehold. However, this should be confirmed with a licenced legal representative.

Council Tax band \*C\*.



Lounge 11'9" x 12'0" (3.59 x 3.67)

Kitchen 9'5" x 10'11" (2.88 x 3.33)

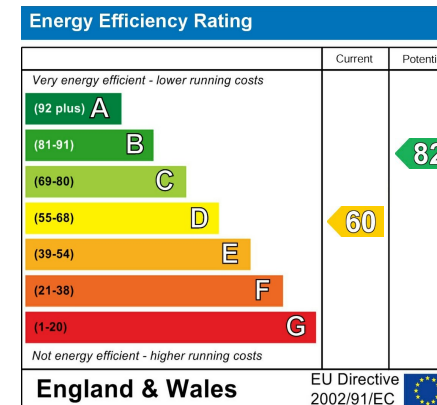
Utility Room 8'0" x 8'4" (2.44 x 2.57)

Dining Room 10'11" x 8'5" (3.35 x 2.57)

Bedroom One 11'7" x 11'7" (3.55 x 3.55)

Bedroom Two 11'7" x 11'6" (3.55 x 3.51)

Bedroom Three 8'4" x 8'2" (2.56 x 2.50)



## The difference between house and home

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