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- End of Terrace
- Popular Location
- Front and Rear Gardens
- Council Tax Band: B
- Viewing Recommended
- Three Bedrooms
- Close To Amenities
- On Street Parking
- Freehold
- Call For More Information







**\*\* Video Tour on our YouTube Channel | <https://youtu.be/i0h3O9piFvo> \*\***

This well-presented, three-bedroom end-of-terrace property is situated on Holystone Crescent in High Heaton and offers an ideal family home.

The location provides convenient access to the Coast Road and local shops in High Heaton. A range of amenities including a supermarket, gym, and Paddy Freeman's Park are all within walking distance, while Newcastle City Centre is also easily accessible for commuters. The area is well-regarded for its local schools, making it particularly attractive to families.

Internally, the property briefly comprises; a welcoming entrance hallway with storage, a spacious lounge and dining room, and a kitchen fitted with wall and base units, an integrated oven and hob, a handy storage cupboard under the stairs with space for a washing machine, and there is also access to the rear garden. To the first floor, there are three generously sized bedrooms and a modern family bathroom with WC with shower over the p-shaped bath. The property also features gas central heating, recently installed double glazing and composite front door and there is a generously sized, fully boarded loft with ladder access, providing excellent storage space.

Externally, there is a low-maintenance garden to the front, while the rear garden offers a delightful space with a patio area, lawn, and planted borders - perfect for relaxing during the warmer months.

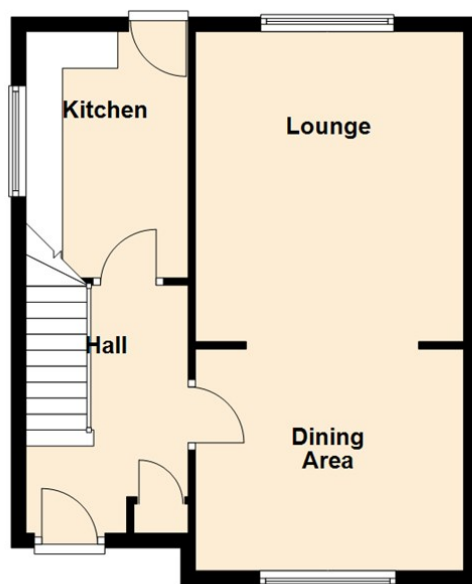
For more information and to arrange a viewing, please contact our Heaton team on 0191 270 1122.

#### Tenure

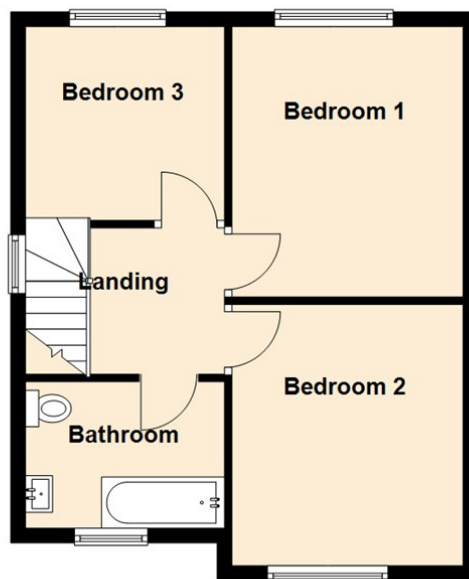
The agent understands the property to be freehold. However, this should be confirmed with a licensed legal representative.

Council Tax Band: B

Ground Floor



First Floor



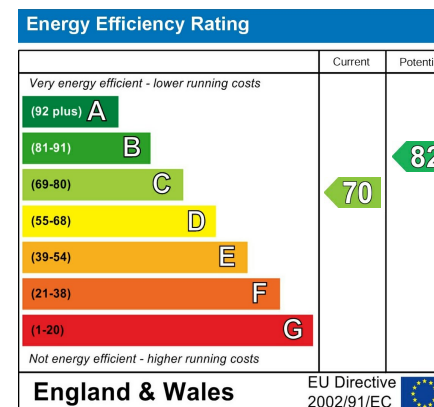
Lounge 13'10" x 11'10" (4.22 x 3.63)

Dining Area 9'7" x 12'9" (2.93 x 3.91)

Bedroom One 9'2" x 14'6" (2.81 x 4.42)

Bedroom Two 9'9" x 12'5" (2.98 x 3.81)

Bedroom Three 8'5" x 8'8" (2.57 x 2.66)



## The difference between house and home

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