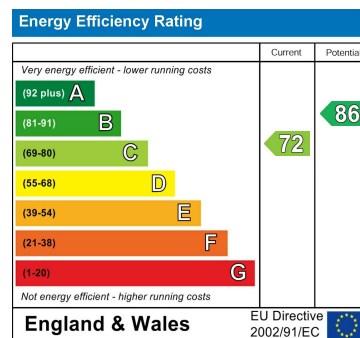




Eastward Green, West Monkseaton



Important Information

All rooms have been measured with electronic laser and are approximate measurements only. None of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order. Brannen & Partners for themselves, the vendors or lessors, produce these brochures in good faith and are a guidelines only. They do not constitute any part of a contract and are correct to the best of our knowledge at the time of going to press. Pictures may appear distorted due to enlargement and are not to be used to give an accurate reflection of size. All negotiations and payments are subject to contract.

Price Guide £325,000

Description

WELL PRESENTED THREE BEDROOM SEMI-DETACHED FAMILY HOME, SITUATED IN SOUGHT AFTER AREA OF WEST MONKSEATON

Brannen & Partners welcome to the market this well presented three bedroom semi-detached family home, situated in West Monkseaton. Benefitting from two spacious reception rooms, three good sized bedrooms, upgraded kitchen and bathroom, complete with gardens to the front and rear and driveway parking. The family feel and potential of this property makes for an exciting opportunity which can only be truly appreciated by a visit.

Briefly comprising: Welcoming entrance hallway with stairs to the first floor, storage cupboard and access to the living space. The bright and inviting living room has an original bay window to the front and archway leading into the dining room, flooding the space with natural light. Well sized, the space overlooks the greenery of the well maintained front garden.

Situated to the rear of the home, the dining room offers further ample space, incorporating double French door access to the garden with window surround, and a door into the kitchen. Currently housing a four seater dining table as well as additional furniture, the interconnecting reception rooms are perfect for family living. Into the upgraded kitchen, there are several fitted wall, drawer and base units, as well as an integral eye level double oven, hob, extractor hood, dishwasher and designated space for further appliances, complete with access out to the side of the home.

To the first floor are three bedrooms, two of which are doubles. Completing the first floor, the refurbished family bathroom features contrasting tiling throughout and is fitted with integral W.C, walk in shower, separate bath, heated towel rail and vanity wash basin with storage beneath.

Externally to the rear, is a considerable private garden with lawn, mature shrubs and two raised decking areas. The rear garden also houses a brick built outhouse, suitable for storage. To the front is a resin driveway and small garden.

West Monkseaton is a popular residential area with a good range of local amenities including shops, cafes and restaurants. This property is within walking distance to West Monkseaton Metro station providing excellent access to other coastal areas and Newcastle City centre. Whitley Bay is close by offering beautiful beaches and excellent schools.

Hallway

8'10" x 3'2"

Living Room

11'10" x 11'11"

Dining Room

11'10" x 11'11"

Kitchen

14'3" x 6'2"

Landing

7'5" x 3'4"

Bathroom

8'2" x 5'10"

Bedroom One

15'4" x 11'5"

Bedroom Two

11'10" x 11'4"

Bedroom Three

7'5" x 6'9"

Rear Garden

Tenure

Freehold

