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KIDDERMINSTER DRIVE, NEWCASTLE UPON TYNE, NE5

Offers Over £280,000

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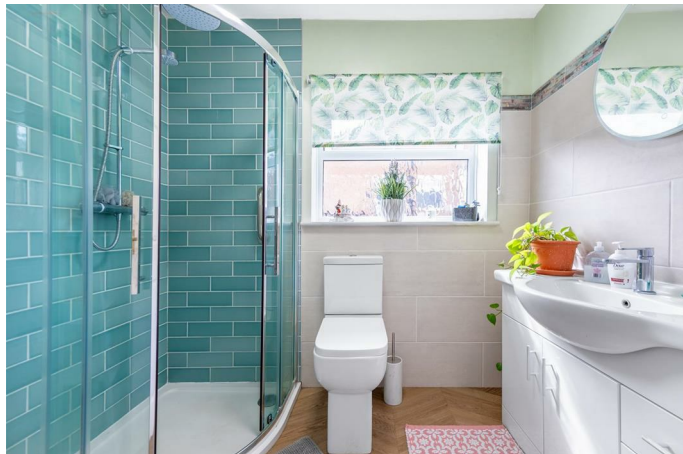
A charming two-bedroom bungalow in the sought-after Chapel Park area of Newcastle upon Tyne, offering well-proportioned accommodation and excellent potential for a range of buyers.

The property features a welcoming living room, a well-appointed kitchen, separate dining room and a bright conservatory providing a lovely additional living space with views and access towards the garden. There are two bedrooms, complemented by a family bathroom, making this an ideal home for those seeking comfortable and practical single-storey living. Externally, the property benefits from a large private driveway to the front of the house, providing off-street parking and a well-maintained garden space to the rear, creating an ideal space for family life or entertaining.

Situated within the popular Chapel Park estate, the bungalow is ideally located close to a range of local amenities, schools, and parks, with excellent public transport links to Newcastle city centre and beyond.

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The internal accommodation provides a welcoming hallway, with a spacious living room to the right, serving as the main reception room, benefitting from excellent light through a large window looking onto the front aspect. Towards the rear of the house is the kitchen, fitted with a range of wall and base units, integrated appliances, tiled flooring and a tiled splashback, with an additional door opening onto the front of the property, providing a second point of access into the home. An open archway between the kitchen and dining room creates a natural flow between the two rooms and serves as the perfect space for both family life and entertaining. Beyond the dining room is a bright conservatory which offers a versatile additional living space, with French doors opening directly onto the garden and creating a seamless transition between the home and outdoor space.

Two bedrooms comprise a well-proportioned double and a single bedroom, the double complete with fitted wardrobes and both bedrooms benefiting from excellent natural light. The family bathroom, fitted with modern tiling and wood effect herringbone flooring, as well as an enclosed shower unit, WC facilities, wash hand basin and fogged glass window, complete the internal accommodation.

Externally, the property benefits from a substantial paved driveway at the front aspect of the home, providing parking for up to four vehicles. At the rear is a garden which offers a generous area of lawn, a patio seating area, planted borders and a useful garden shed, providing an attractive and practical setting for relaxing and entertaining.



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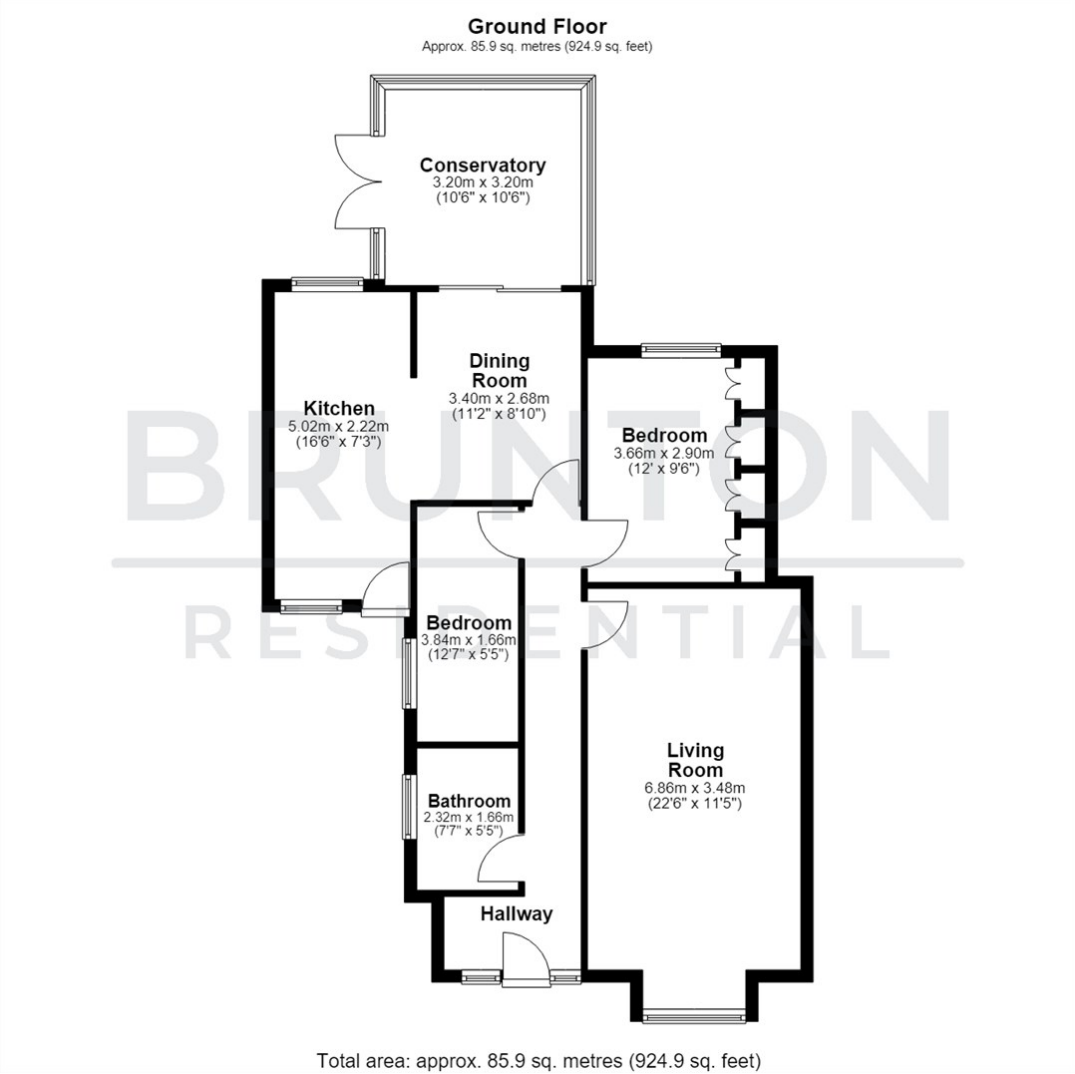
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TENURE : Freehold

LOCAL AUTHORITY : Newcastle CC

COUNCIL TAX BAND : C

EPC RATING : C



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC	71	79
England & Wales		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
EU Directive 2002/91/EC		
England & Wales		