



# 4 Gowan Terrace

Jesmond



## 4 Gowan Terrace, Jesmond, Newcastle upon Tyne, NE2 2PS

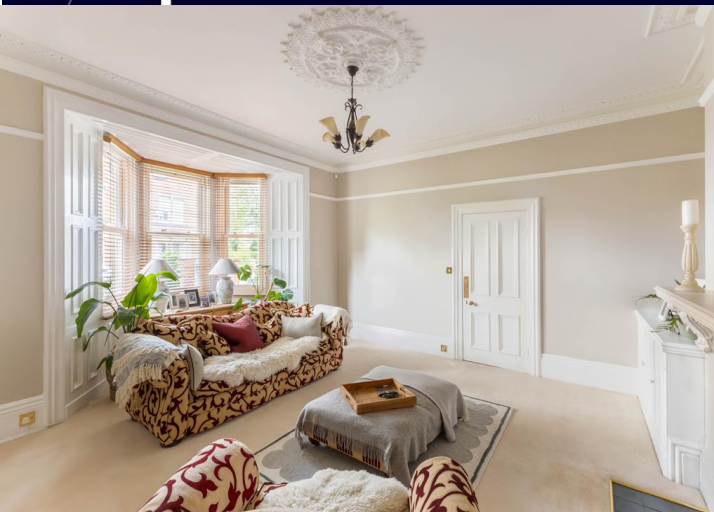
An outstanding double fronted period property with detached coach house, offering beautifully presented and highly versatile accommodation extending to six bedrooms, generous reception spaces, a double garage and private courtyard gardens, all within the heart of Jesmond.

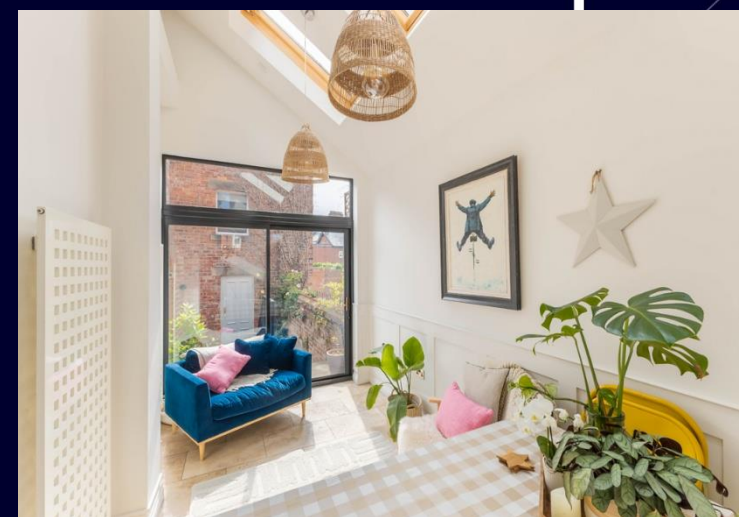
4 Gowan Terrace is a substantial and elegant period residence that has been sympathetically updated to create a superb family home, combining impressive original features with contemporary living.

Occupying one of Jesmond's most desirable residential terraces, the property enjoys over three floors of beautifully appointed accommodation, together with a unique detached coach house providing an exceptional opportunity for independent living, guest accommodation or home working.

The property is entered via a welcoming reception hallway with an attractive staircase rising through the home. To either side are two elegant reception rooms, both benefitting from feature fireplaces, with the principal sitting room enjoying a beautiful bay window overlooking the front garden. A useful ground floor WC and generous utility room lead through to the heart of the home – an impressive kitchen/breakfast room, fitted with a comprehensive range of contemporary cabinetry, quality integrated appliances and a breakfast bar. Beyond this, a charming extension creates a stunning dining room, flooded with natural light through glazed bi-fold doors opening directly onto the rear courtyard, providing a wonderful space for everyday family living and entertaining.

The first floor provides three well-proportioned bedrooms, including a luxurious principal suite extending the full depth of the property. The principal bedroom benefits from a bespoke fitted dressing room and an impressive ensuite shower room with underfloor heating. Bedroom two is a generous double bedroom, whilst bedroom three provides an excellent single bedroom or study. Completing this floor is a beautifully appointed family bathroom featuring a contemporary four-piece suite.





The second floor offers two further spacious double bedrooms, one of which benefits from its own ensuite shower room.

Externally, the property enjoys an attractive town garden to the front, set back from the road behind mature planting, while to the rear is a generous enclosed courtyard garden, ideal for outdoor dining and entertaining in the warmer months.

A unique feature of the property is the detached coach house, an increasingly rare addition within central Jesmond. To the ground floor is a substantial double garage with electric shutter door, comfortably accommodating two vehicles, together with separate access to a self-contained one bedroom annex. The accommodation comprises a ground floor WC and store, with stairs leading to a superb open-plan kitchen, dining and living space featuring dual Juliet balconies, alongside a generous double bedroom with ensuite shower room. The coach house offers outstanding versatility and is perfectly suited for multigenerational living, visiting guests, independent accommodation or a home office.

A truly rare property to the market for which viewings are highly recommended to appreciate the size and quality of the accommodation available.

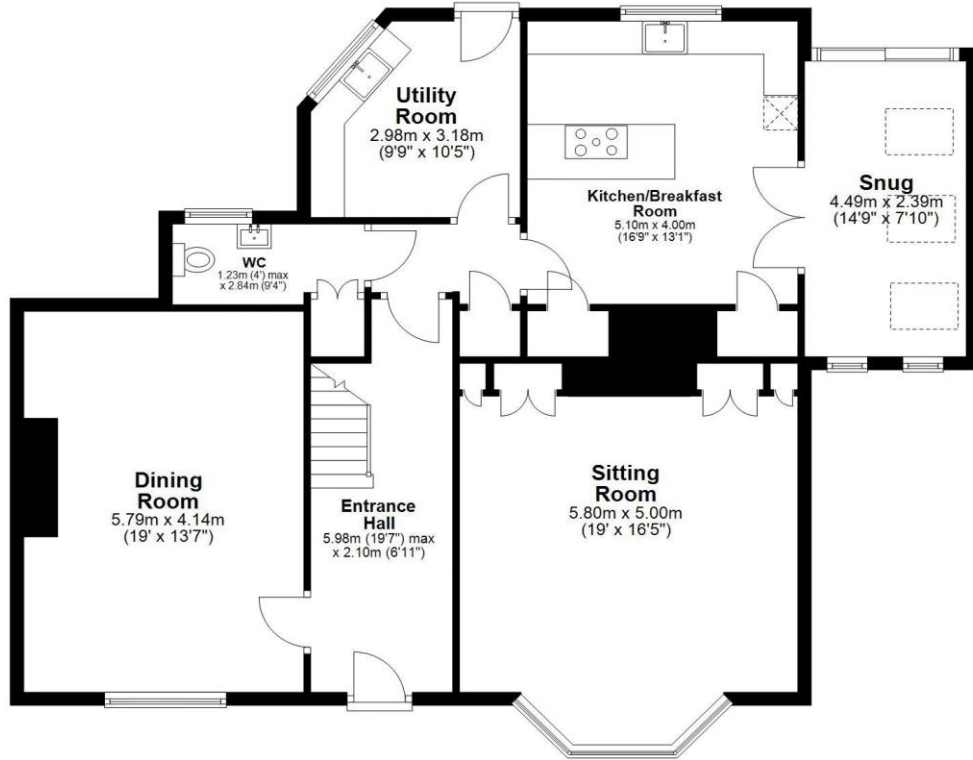
Services: Mains electric, gas, water and drainage | Tenure: Freehold | Council Tax: Band F | Energy Performance Certificate: Rating D

**Price Guide: Offers Over £950,000**



### Ground Floor

Approx. 111.7 sq. metres (1201.8 sq. feet)



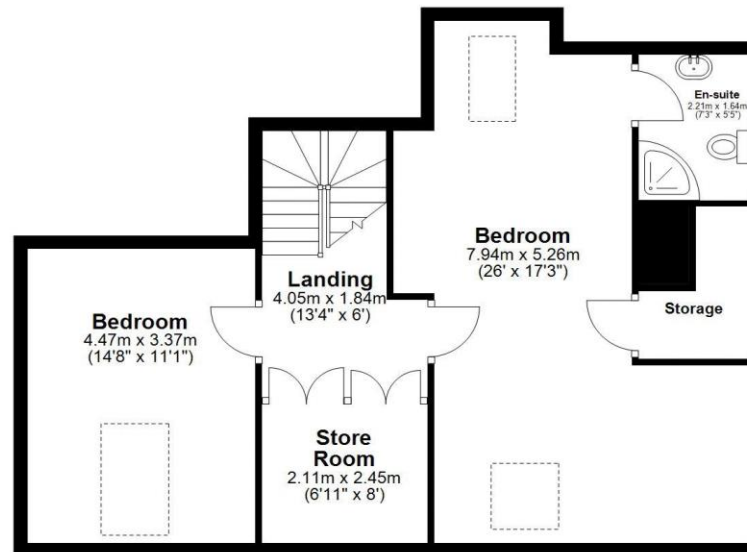
### First Floor

Approx. 100.6 sq. metres (1082.9 sq. feet)



### Second Floor

Approx. 64.0 sq. metres (688.5 sq. feet)



Total area: approx. 276.2 sq. metres (2973.3 sq. feet)

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# rare!

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