



45 Gainsborough Crescent, Gateshead, NE9 5NX

Offers Over £110,000

Situated on a deceptively spacious corner plot within a popular residential area of Gateshead, this three-bedroom semi-detached property offers generous accommodation, gardens and excellent potential for modernisation. The property benefits from a sizeable rear and side garden along with parking to the rear, making it an ideal opportunity for buyers looking to create a home tailored to their own tastes.

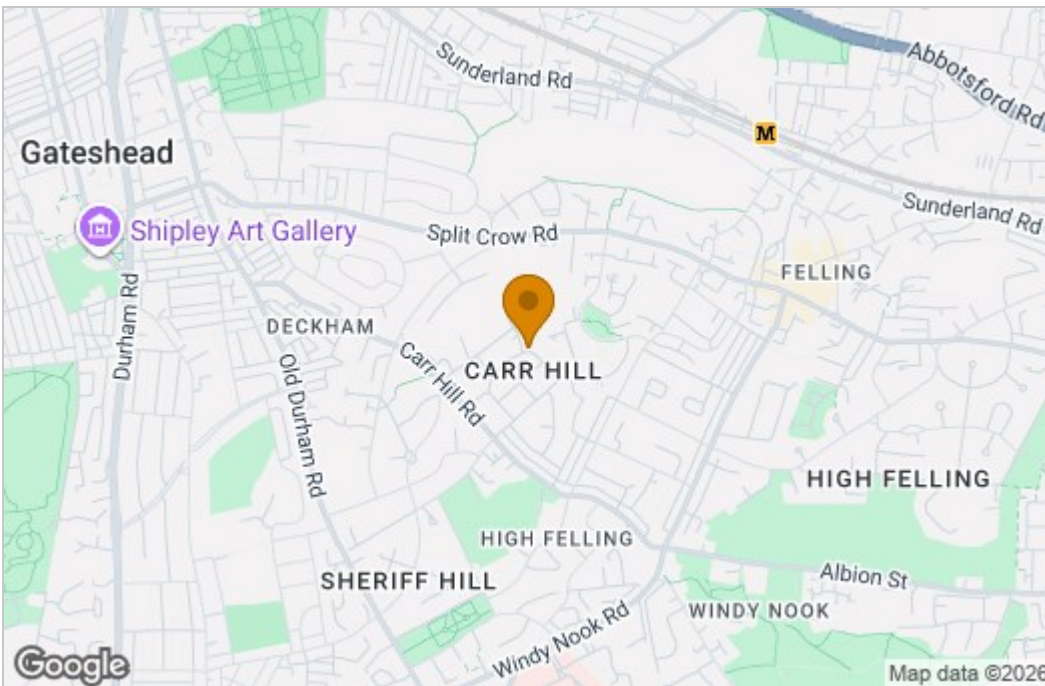
The accommodation briefly comprises an entrance hallway leading into a bright and spacious principal living room positioned to the front of the property, featuring a large window which allows for excellent natural light along with a feature fireplace creating a focal point within the room. To the rear there is a second reception room providing flexible living or dining space with patio doors opening out towards the garden, offering great potential for modern family living or possible open-plan reconfiguration, subject to the necessary consents.

To the first floor the property offers three bedrooms, including a well-proportioned main bedroom which benefits from fitted mirrored wardrobes providing useful storage space. The additional bedrooms provide flexibility for family accommodation, guest rooms or a home office. A family bathroom completes the first floor.

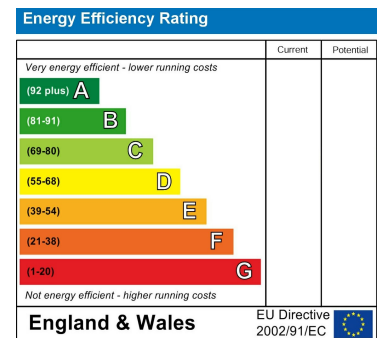
Externally, the property occupies a generous plot with a pleasant front garden and pathway leading to the entrance. The rear and side gardens provide excellent outdoor space with scope for landscaping, extension potential (subject to planning permission) or creating a larger garden area for family use. The property also benefits from parking located to the rear.

Floor Plan

Area Map



Energy Efficiency Graph



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