

11 Adderstone Court

Adderstone Crescent, Jesmond

SANDERSON YOUNG







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This delightful penthouse duplex apartment, has been extensively refurbished by the current owner, with an impressive drawing room leading to a private balcony overlooking four acres of landscaped garden and woods, also enjoyed by deer and squirrels. The drawing room also benefits from a built in Chesney marble fireplace with electric fire. Above is a traditional Over mantle mirror with Samsung TV behind.

There is a large contemporary kitchen with dining room and snug area. The kitchen has solid wood doors, an American fridge freezer, Miele dishwasher, Silestone worktops and oak flooring, as well as a walk in pantry with ample shelving.

The master bedroom has extensive fitted wardrobes and a new ensuite, with underfloor heating and bespoke vanity cupboard. The second double bedroom also boasts a number of fitted wardrobes and shelves.

A large recently refitted family bathroom has Jack& Jill basins with bespoke marble topped vanity cupboard as well as a bath, shower and bidet. This bathroom also accommodates a concealed laundry cupboard, with Miele washing machine and drier.

Price Guide:

Offers Over £525,000

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With security of paramount importance, an electronic gate gives access to the grounds and visitor parking, and a second electronic gate leads to the underground car park. This apartment has two designated spaces and lift access.

Constructed by Miller Homes in 2000, this peaceful, private and not overlooked apartment has Crittall double glazed windows and finished with attractive cornices, deep skirting boards and heavy doors. It is located in Adderstone Crescent, one of Newcastle's most prestigious addresses, and in a tranquil setting, it is also close to Waitrose, Acorn Road shopping and a wide array of restaurants and bars. There are excellent transport links via bus and Metro to Newcastle and beyond.

The property is also adjacent to the historic Jesmond Dene, with its wonderful greenery, perfect for walking and jogging or simply enjoying the beautiful scenery.

A communal entrance with secure entry phone system leads to a communal hallway with lift and stair access. Originally constructed with three bedrooms the apartment comprises 1,500 sq ft. The private entrance on the third floor leads to a generous hallway with a large built in cupboard and cloakroom. The return staircase then leads up to the fourth top floor with access to the fire exit and central stairwell.



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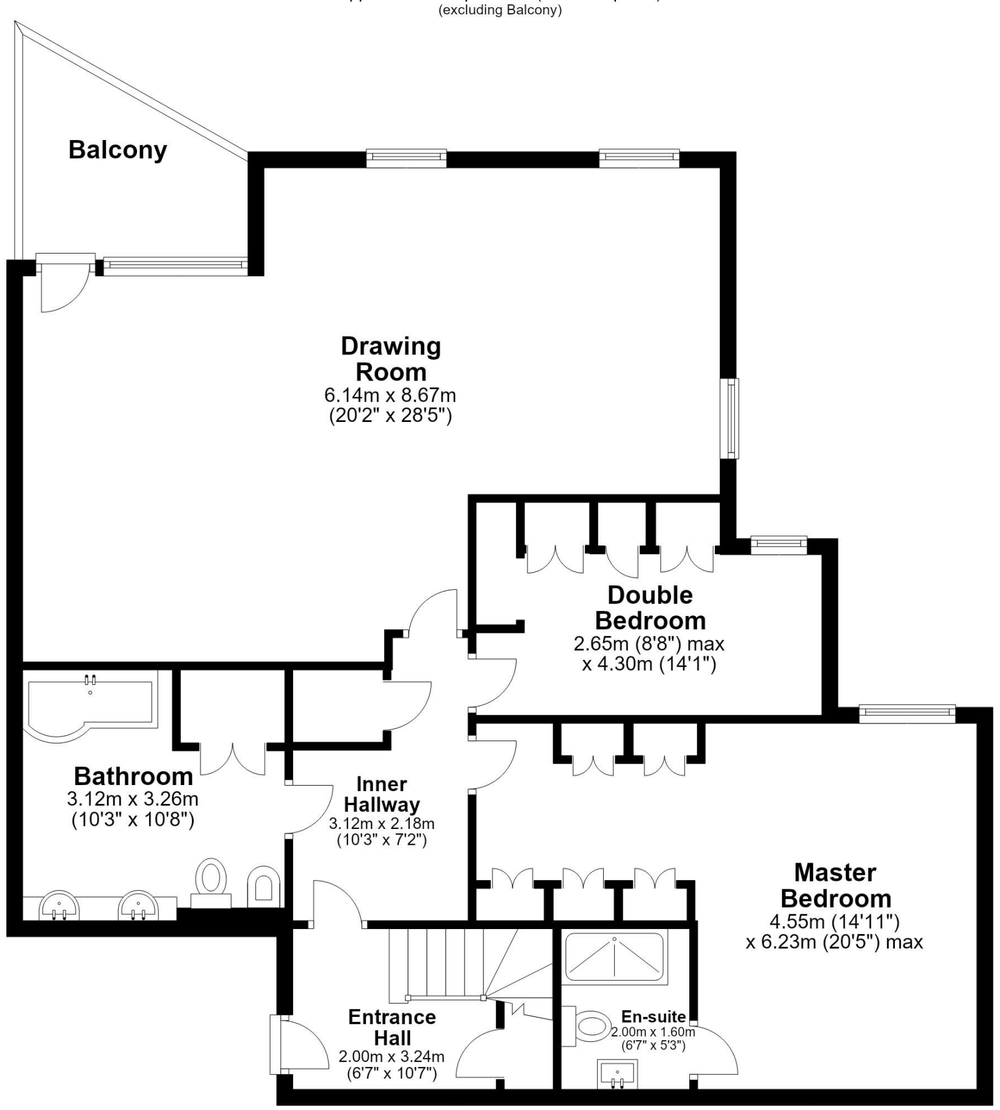






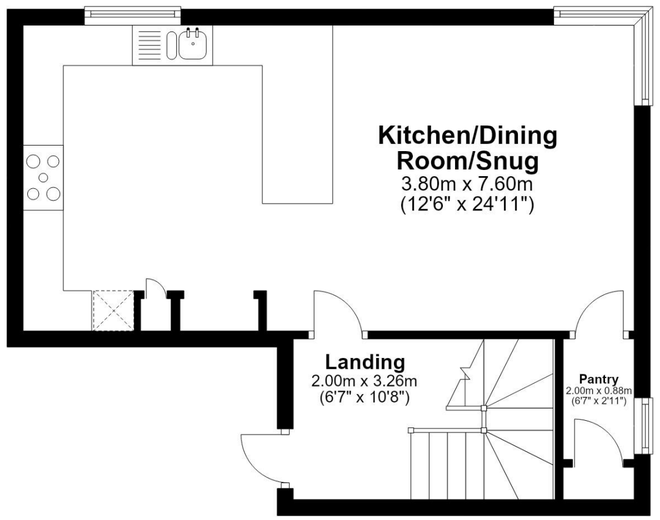
Third Floor

Approx. 105.4 sq. metres (1134.9 sq. feet)
(excluding Balcony)



Fourth Floor

Approx. 37.8 sq. metres (406.4 sq. feet)



Total area: approx. 143.2 sq. metres (1541.3 sq. feet)

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This excellent and stylish apartment demands an early inspection and internal viewing are strongly recommended.

Services | Mains; Electricity, Gas, Water, Drainage | Tenure; Leasehold | Lease Term Remaining; 977 yrs | Service charge; £1,176.85 per quarter | Council Tax; Band F | EPC Rating; C

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