



Goodfellows
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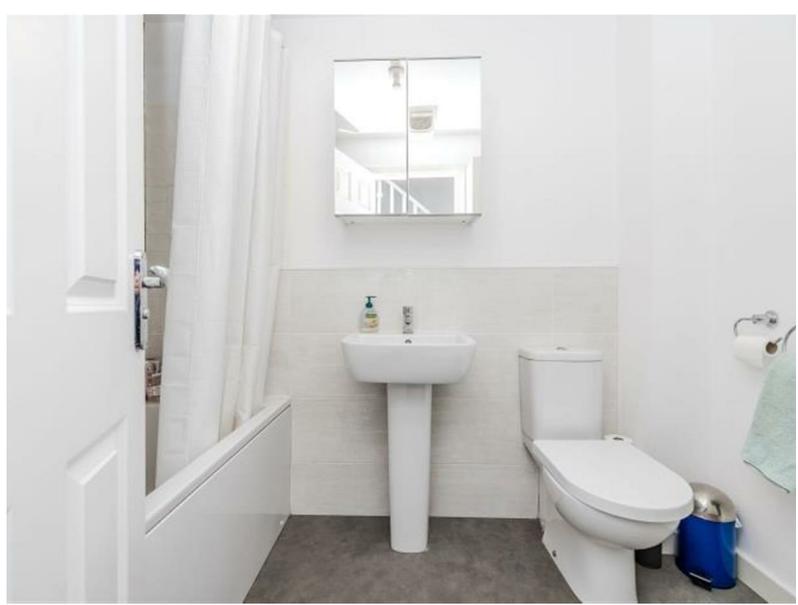
4
Orangetip
Gardens
Newcastle upon
Tyne
NE13 9EG

4 Orangetip Gardens
Newcastle Great Park
Newcastle upon Tyne
NE13 9EG



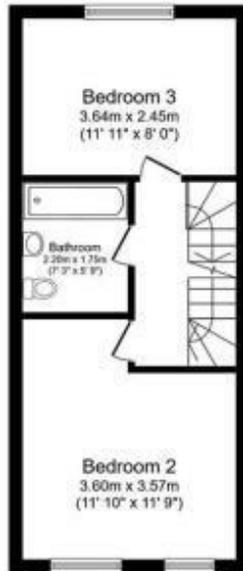
Offers Over
£200,000

This well presented 3 bedroom, 3 storey town house, conveniently located with in the heart of Newcastle Great Park and benefitting from driveway parking. The property briefly comprises of an Entrance Hallway leading to the Lounge/Dining Room which has a storage cupboard. Downstairs W/C with a low level w/c and wash hand basin. There is an Internally Hallway with stairs to the first floor. The Kitchen has a good range of wall and base units with sink and drainer unit, integrated electric oven and hob with an extractor hood over, spotlights to the ceiling and French doors onto the rear garden.

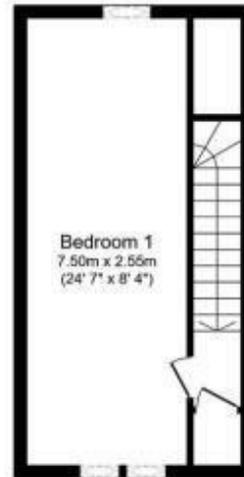




Ground Floor
Floor area 34.3 sq.m. (369 sq.ft.)



First Floor
Floor area 32.4 sq.m. (349 sq.ft.)



Second Floor
Floor area 26.8 sq.m. (288 sq.ft.)

Total floor area: 93.5 sq.m. (1,006 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s).



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			95
(81-91) B		83	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

EPC Rating: B
Council Tax Band: C

DIRECTIONS

CONTACT

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