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LAVENDER WAY, CRAMLINGTON, NE23

Guide Price £300,000


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** GUIDE PRICE £300,000 - £325,000 **

Delightful four-bedroom detached Barratt Homes property located on the West Meadows development in Cramlington. Offering stylish and contemporary accommodation throughout, this exceptional family home is finished to a high standard and is ready to move straight into.

A particular highlight is the impressive open-plan kitchen and dining room, which features upgraded work surfaces, integrated appliances and French doors opening directly onto the south-facing rear garden, creating an outstanding space for both everyday family life and entertaining. The spacious living room is enhanced by attractive wood effect flooring, while the first floor offers four well-proportioned bedrooms, including a principal bedroom with a modern en-suite shower room.

West Meadows is a modern and highly sought-after residential development on the western edge of Cramlington, offering an excellent blend of contemporary family living and everyday convenience. The development is well placed for access to local schools, shops, supermarkets and leisure facilities, while Cramlington Town Centre and Manor Walks are just a short drive away. Excellent road links via the A19 and A1 make commuting across the North East straightforward, with nearby green spaces and walking routes providing plenty of opportunities to enjoy the outdoors.

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A beautifully presented four-bedroom detached family home, offering approximately 1,220 sq. ft. of spacious accommodation, a detached garage and a landscaped rear garden.

The property comprises a welcoming entrance hall, ground floor WC, utility area, spacious living room and an impressive open-plan kitchen/dining room with French doors opening onto the rear garden, creating the perfect space for modern family living.

To the first floor are four well-proportioned bedrooms, including a principal bedroom with en-suite shower room, featuring a walk-in shower, toilet and basin, together with a contemporary family bathroom with a fully tiled bath enclosure with shower over, toilet, sink, heated chrome towel rail, with the remaining walls being half tiled, with a chrome trim.

Externally, the property boasts a generous driveway leading to the detached garage, while the rear garden has been beautifully landscaped to provide a large patio, lawn, colourful planted borders and a greenhouse, offering an ideal space for relaxing and entertaining.

Finished to a high standard throughout, this fantastic home is ready to move straight into and is sure to appeal to a wide range of buyers. Early viewing is highly recommended.





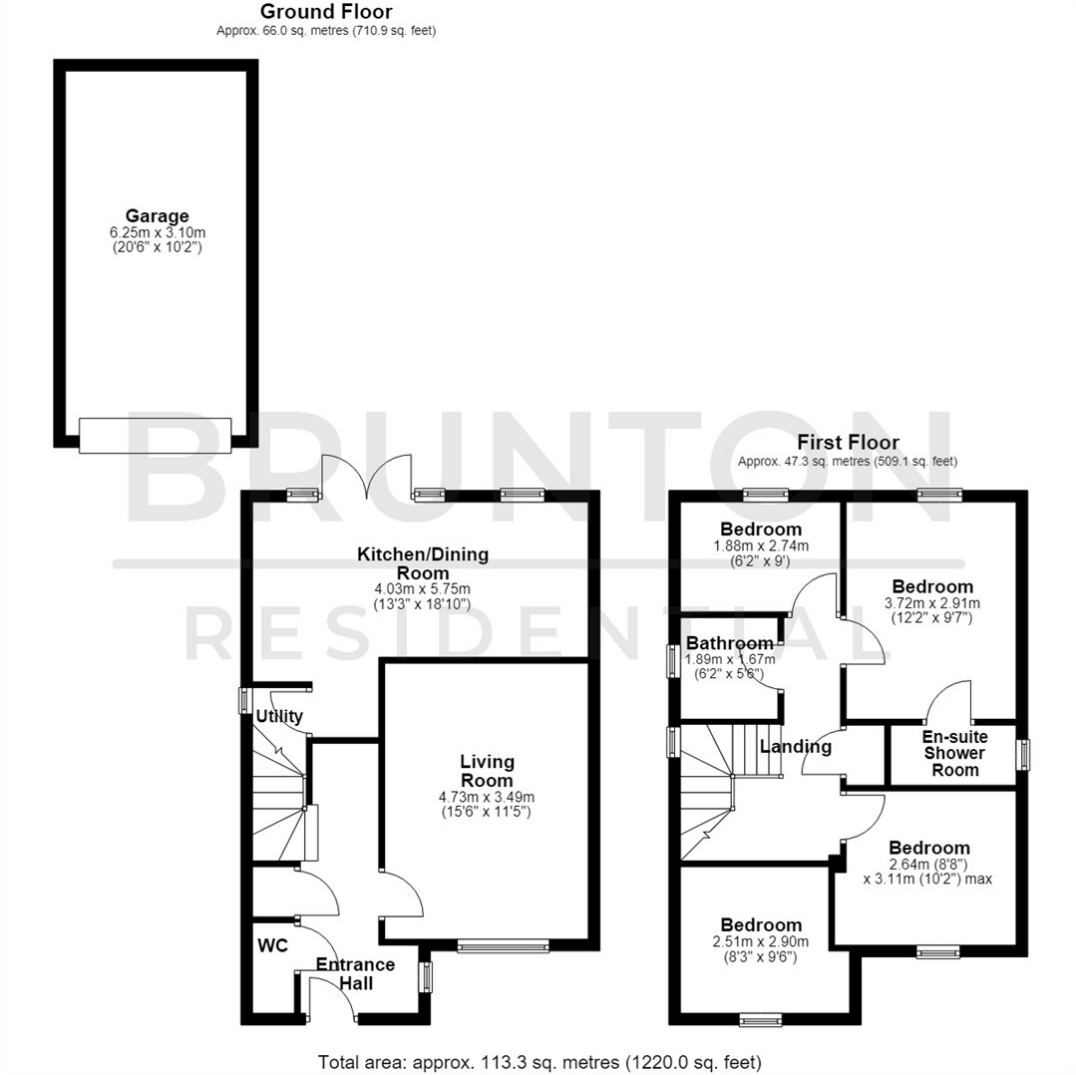
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TENURE : Freehold

LOCAL AUTHORITY : Northumberland CC

COUNCIL TAX BAND : D

EPC RATING : B



Total area: approx. 113.3 sq. metres (1220.0 sq. feet)



