



# 5 Highbury

Jesmond



## 5 Highbury, Jesmond, NE2 3BX

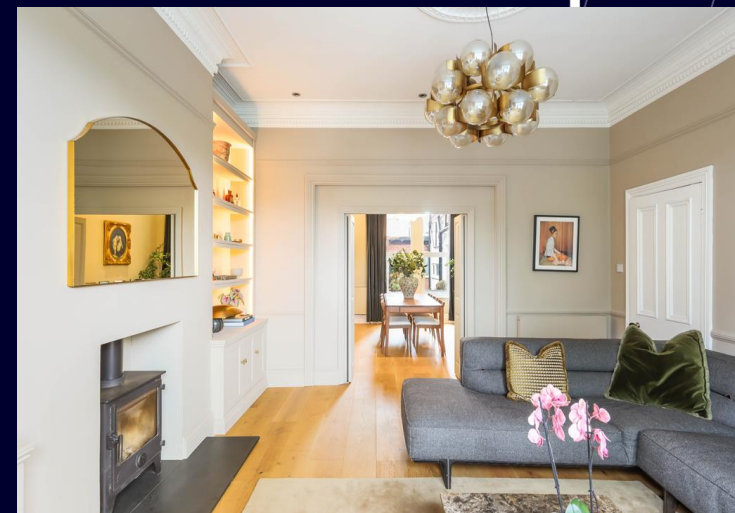
A fabulous five bedroom, three storey mid terraced family home, occupying a superb position on this popular street overlooking the adjacent allotments.

This well-proportioned family home boasts five bedrooms, two bathrooms, two generous reception rooms, large kitchen/diner, utility, garage & private westerly facing front garden. The property has been further enhanced over the past 18 months, with tasteful French oak flooring, bespoke fitted alcove units and decorative works throughout.

Highbury is ideally located within Jesmond for Newcastle's Town Moor and offers excellent access to outstanding schooling, West Jesmond Metro Station, and easy accessibility into central Jesmond and Gosforth for local shops, cafes and restaurants.

Boasting over 2,600 sq.ft, the internal accommodation comprises:

**Ground Floor:** Entrance vestibule | Reception hallway with staircase leading to first floor | Beautifully presented front sitting room with bay window, bespoke alcove storage and log burning stove | Impressive dining room with feature marble fireplace and ornate cornicing | Generous kitchen/diner, with a range of modern cabinetry & worktops, integrated appliances throughout and access to the rear yard | Utility room | Ground floor WC | Integral access into the single garage.





**First Floor:** Excellent principal bedroom, positioned to the front and measuring the full width of the property, with dual windows overlooking the allotments and Town Moor | Bedroom two is a further comfortable double room with fitted wardrobes | Large family bathroom with contemporary four piece suite and underfloor heating.

**Second Floor:** Three further double bedrooms | Family shower room WC.

**Externally:** The property is approached via a front lawned garden with a paved walkway leading to the front door | The front garden enjoys great privacy with its mature hedged borders | Rear courtyard | Single garage with electric up and over door for off street parking.

Beautifully presented throughout, early viewings are strongly encouraged to fully appreciate this fantastic family home!

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

**Price Guide: Offers Over £875,000**

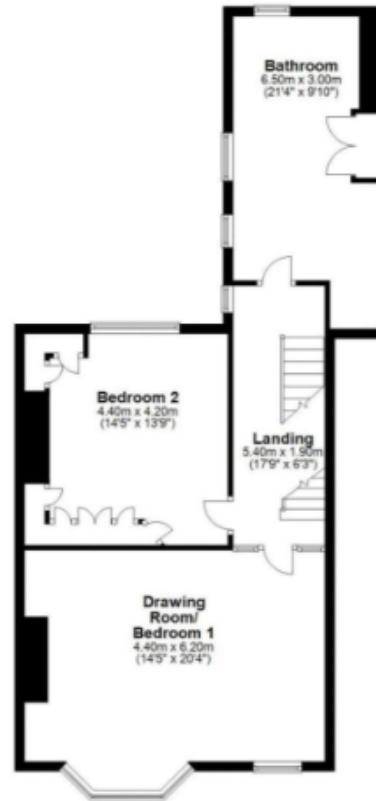
**Ground Floor**

Approx. 101.9 sq. metres (1096.9 sq. feet)



**First Floor**

Approx. 75.3 sq. metres (810.6 sq. feet)



**Second Floor**

Approx. 64.6 sq. metres (695.0 sq. feet)



Total area: approx. 241.8 sq. metres (2602.6 sq. feet)  
**5 HIGBURY, NEWCASTLE UPON TYNE**

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From Sanderson Young

Sanderson Young rare! Office  
95 High Street | Gosforth  
Newcastle upon Tyne | NE3 4AA  
[rare@sandersonyoung.co.uk](mailto:rare@sandersonyoung.co.uk)  
0191 223 3500