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47  
Eddrington Grove  
Newcastle upon  
Tyne  
NE51LA

47 Eddrington Grove  
Chapel House  
Newcastle upon Tyne  
NE51LA



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C



Asking Price  
£200,000

Nestled in the charming Eddrington Grove, this delightful semi-detached bungalow offers a perfect blend of comfort and convenience. Spanning an inviting 635 square feet, the property features two well-proportioned bedrooms, making it an ideal choice for those looking to downsize without compromising on space.

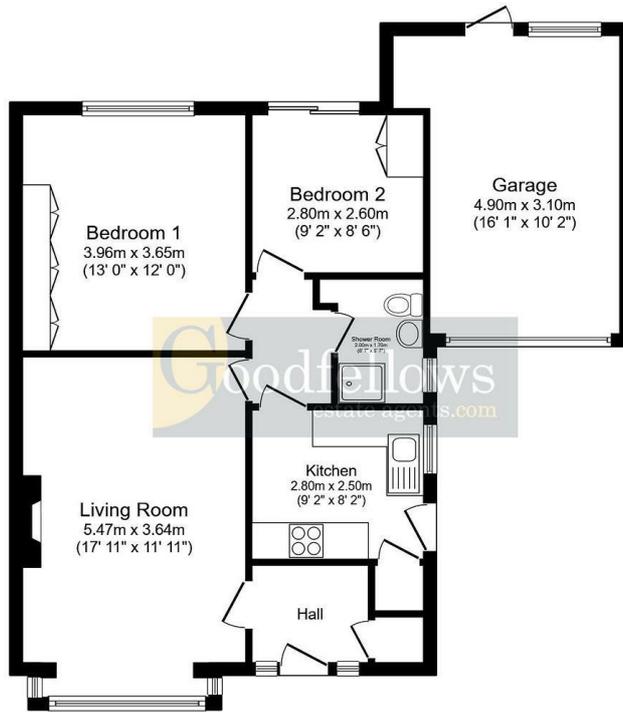
The bungalow boasts a spacious reception room, perfect for relaxing or entertaining guests. The layout is thoughtfully designed to provide a warm and welcoming atmosphere throughout. The bathroom is conveniently located, ensuring ease of access for all residents.

One of the standout features of this property is the ample parking space available for two vehicles, a rare find in such a desirable location. Additionally, the absence of an upper chain simplifies the buying process, allowing for a smoother transition into your new home.

The private setting of this bungalow enhances its appeal, offering a tranquil retreat from the hustle and bustle of daily life. Whether you are a first-time buyer, a retiree, or simply seeking a peaceful abode, this property presents an excellent opportunity to enjoy comfortable living in Newcastle upon Tyne.

Do not miss the chance to make this charming bungalow your new home.





**Floor Plan**  
Floor area 76.7 sq.m. (826 sq.ft.)

Total floor area: 76.7 sq.m. (826 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) <b>A</b>			
(81-91) <b>B</b>			<b>86</b>
(69-80) <b>C</b>		<b>71</b>	
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	

**EPC Rating: C**  
**Council Tax Band: B**

DIRECTIONS

**CONTACT**

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