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LEASINGTHORNE WAY, GREAT PARK, NE13

Offers Over £245,000

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Wonderful three-bedroom semi-detached home situated on Leasingthorne Way, Great Park. The property is well-presented throughout and offers spacious, versatile accommodation arranged over three floors.

The home features a modern kitchen, a convenient ground floor WC, and an impressive open-plan lounge/dining area to the rear, creating an ideal space for both everyday living and entertaining. Across the upper floors are three well-proportioned bedrooms, two benefiting from built-in sliding-door storage, along with a contemporary family bathroom and multiple additional storage cupboards. The property further benefits from off-street parking and an enclosed rear garden,

Positioned within a sought-after area of Newcastle-upon-Tyne, the property enjoys close proximity to a variety of local amenities including shops, supermarkets and leisure facilities, as well as well-regarded schools. The area is well-served by public transport links and offers convenient access to major road networks, making commuting into Newcastle city centre and surrounding areas straightforward and efficient.

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The internal accommodation comprises: a welcoming entrance hall with stairs leading up to the first-floor landing, a convenient ground floor WC positioned beneath the staircase, and a useful storage cupboard located to the right-hand side. Also situated to the right of the hallway is a modern, well-appointed kitchen, fitted with integral appliances including an oven, hob and extractor fan, alongside ample cabinetry providing excellent storage and generous work surface space. To the rear of the hallway is an impressive open-plan lounge/dining room, offering a versatile living space enhanced by a rear-aspect walk-in bay window and a door leading directly out to the rear garden.

The first-floor landing provides access to two well-proportioned bedrooms, with the rear-facing bedroom benefiting from built-in sliding-door cupboards. A well-appointed family bathroom is also located on this floor, featuring tiled flooring, a bath with overhead shower, WC and washbasin. An additional storage cupboard positioned just off the landing completes the first-floor accommodation.

To the second floor, there is a further storage cupboard straight ahead from the landing, while to the right is the third bedroom. Generous in size, this room benefits from built-in sliding-door cupboards and a Velux skylight, allowing for excellent natural light.

Externally, the property extends to a large front driveway providing off-street parking for two cars. To the rear is a well-maintained, enclosed garden predominantly laid to lawn, with timber fencing, a block-paved pathway, a designated seating area, and a garden shed offering additional storage.



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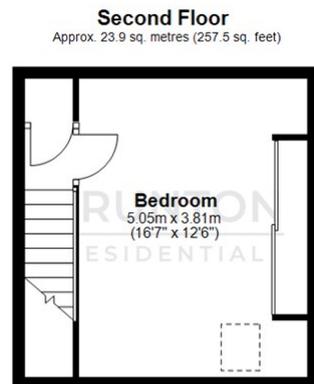
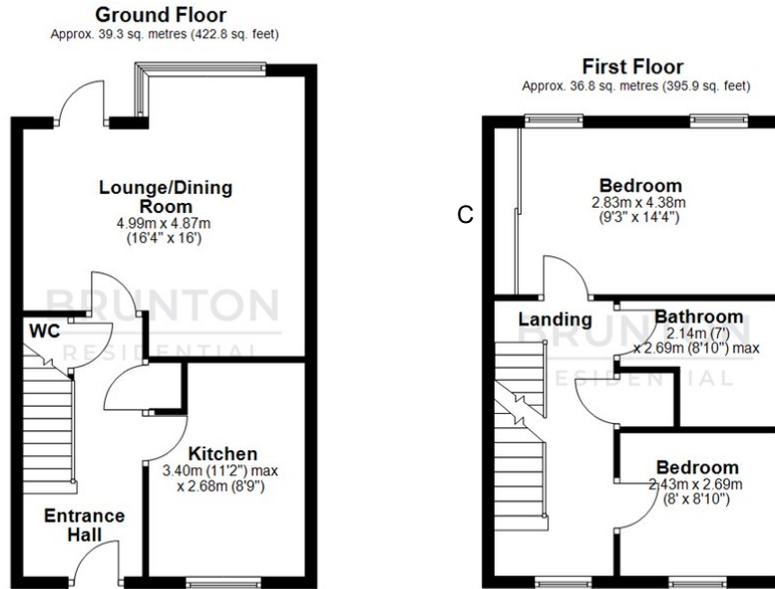
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TENURE : Freehold

LOCAL AUTHORITY : Newcastle CC

COUNCIL TAX BAND : C

EPC RATING : C



All measurements are approximate and are for illustration only.
Plan produced using PlanUp.

