



Alexander Hudson Estates

Sales Particulars

Alexander Hudson Estates

Reynolds Avenue, West Moor, NE12



The Property

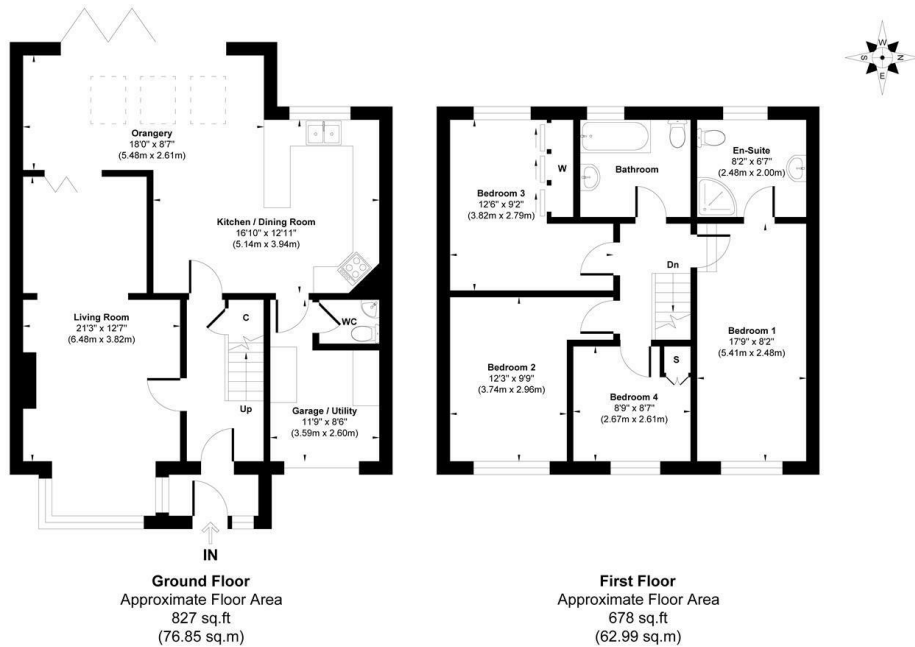
Alexander Hudson Estates are delighted to present this beautifully presented four bedroom semi-detached family home, offering spacious and versatile accommodation across two floors.

The ground floor comprises a welcoming entrance hallway leading to a generous living room, which opens into a bright orangery with stunning bi-fold doors providing direct access to the rear garden. To the rear of the property, the modern kitchen and dining room offers a practical and sociable space for everyday living, with further access to the orangery. A convenient downstairs WC and integral garage, currently utilised as a utility room, complete the ground floor.

To the first floor, there are four bedrooms, including a spacious principal bedroom with en-suite shower room. Two further double bedrooms provide comfortable accommodation, while the fourth bedroom offers flexibility as a nursery, home office, or dressing room. A contemporary family bathroom completes the layout.

Externally, the property benefits from a driveway providing off-street parking. The enclosed west-facing rear garden features a patio and artificial lawn, creating a low-maintenance outdoor space ideal for entertaining, relaxing, and enjoying the afternoon and evening sun.

West Moor is a popular residential suburb offering a welcoming community atmosphere, excellent local amenities, and superb transport links. The area is home to a range of shops, cafés, and restaurants, including Lidl and Miller & Carter, while nearby green spaces such as Gosforth Nature Reserve and Killingworth Boating Lake provide opportunities for outdoor recreation. Convenient access to the A19, A1, and nearby Metro stations makes commuting into Newcastle and beyond straightforward. Families are well served by highly regarded local schools and a strong sense of community, making West Moor a sought-after location for a wide range of buyers.



Approx. Gross Internal Floor Area 1505 sq. ft / 139.84 sq. m (Including Garage)

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Freehold
Council Tax: C
EPC Rating: 72





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