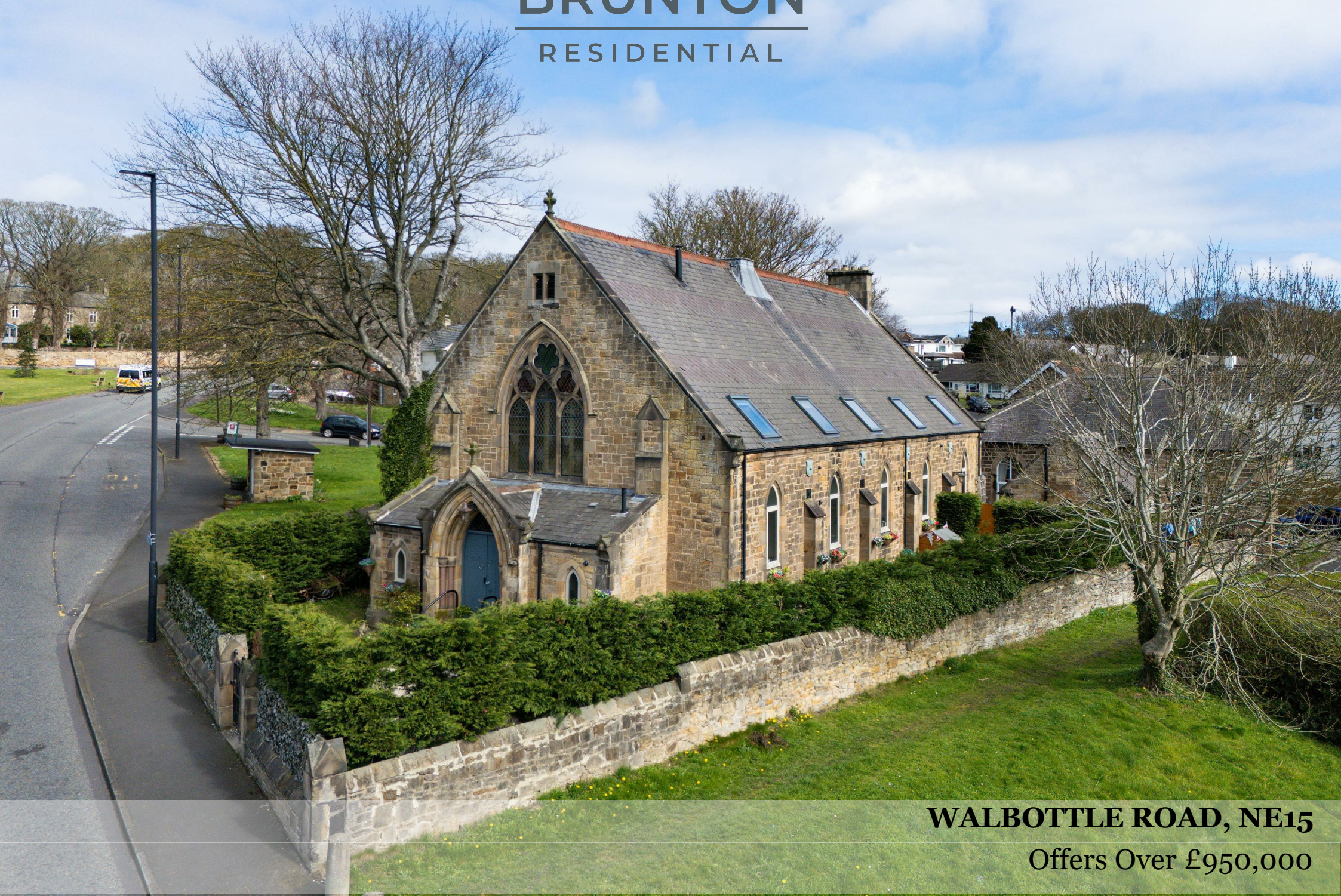


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WALBOTTLE ROAD, NE15

Offers Over £950,000

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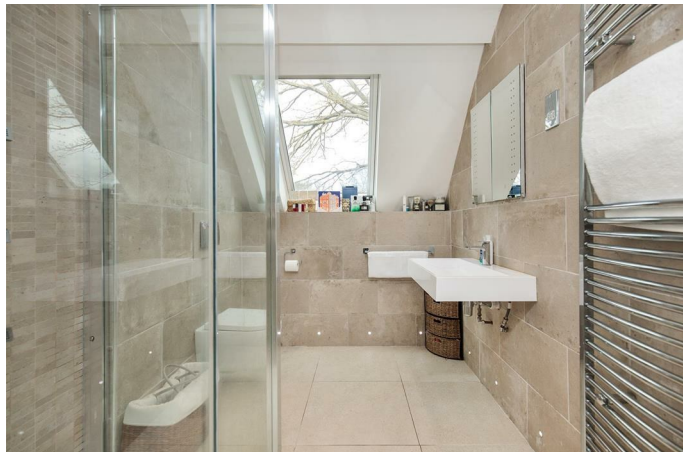


A truly unique opportunity to purchase this beautifully renovated former church, originally built circa 1860 and thoughtfully redesigned to an exceptionally high standard. Extending to approximately 4,800 square feet, this remarkable five-bedroom home seamlessly blends its rich heritage and historic character with luxurious modern living. The property retains an abundance of original features, including stunning stained glass windows, exposed beams, original sandstone brickwork, impressive arched ceilings and a striking original Ten Commandments inscription, all carefully preserved to celebrate the building's fascinating history while being complemented by elegant, high-quality décor throughout. Alongside five well-proportioned bedrooms, the accommodation also offers two dedicated offices and a separate snug, providing excellent flexibility for modern family living and those working from home. There are also two cellars, while the loft space, which runs the full length of the former church, offers exciting potential for further conversion, subject to the necessary consents.

The property is situated within Walbottle, close to a range of local shops, schools and everyday amenities, with good road and transport links providing access into Newcastle city centre and surrounding areas. This exceptional home is likely to appeal to a wide range of buyers seeking something truly distinctive, combining the scale and practicality of a substantial family home with the character, history and architectural appeal of a remarkable former church.

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Entrance is granted through the grand pointed arch double doors with access to the inner hallway, a convenient WC and double doors leading through to the kitchen/diner.

The kitchen/diner is a spacious room fitted with modern units, granite worktops, and a central island with breakfast bar and inset sink, along with an integrated wine cooler and space for a range cooker, providing space for dining. From here, access leads to the inner hallway, where stairs lead up to the first floor, and further rooms can be accessed.

From this space, the living room features a character fireplace. Continuing through, there is a separate utility room with wall and base units, tiled splashback, and plumbing for appliances, followed by a snug, an additional sitting room with a feature fireplace, and a versatile home office with a fireplace and a convenient WC.

On the first floor, the landing includes storage and gives access to all rooms, with Velux windows allowing natural light. The main bedroom features a distinctive arched window, along with a dressing room and a modern en-suite shower room. The remaining bedrooms are well proportioned and benefit from Velux windows, with one also including a freestanding bath. The family bathroom includes a bath, separate shower, twin basins, and tiled walls and flooring.

Externally, the property is approached from the front with a paved entrance area. To the side, there is an enclosed garden with lawn and patio areas, mature hedging, a gravelled section, and gated access.



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TENURE : Freehold

LOCAL AUTHORITY : Newcastle-upon-tyne
CC

COUNCIL TAX BAND : D

EPC RATING : C

