

## 4 Bideford Gardens, Low Fell, NE9 6XE

Offers Over £289,950

Welcome to this fantastic semi-detached house located in the highly desirable Bideford Gardens, Low Fell. This immaculate home boasts a spacious entrance hallway leading to a great sized living/dining room, perfect for entertaining guests or relaxing with family. The kitchen is a chef's dream with integrated oven and washing machine. One of the highlights of this property is the fabulous garden room, where you can enjoy the beauty of the outdoors from the comfort of your home, thanks to the French doors opening into the sunny rear garden. Imagine sipping your morning coffee here or hosting a summer barbecue with friends and family. Upstairs, you'll find a lovely landing with loft access which has been fully boarded for storage. The main bedroom is complete with built-in wardrobes for all your storage needs, along with two additional bedrooms and a bathroom featuring a luxurious 4-piece suite. Outside, the property offers a driveway to the front, ensuring convenient parking, and gardens both at the front and rear, providing ample space for outdoor activities or simply enjoying the fresh air. Don't miss out on the opportunity to own this charming home in a prime location. Book a viewing today and envision yourself living in this lovely abode in Low Fell.

## ENTRANCE HALLWAY



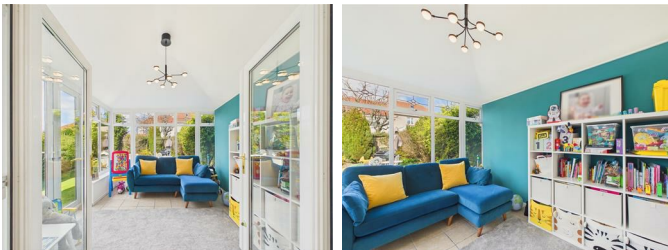
## LIVING ROOM

17'7" x 12'10" (5.38m x 3.93m)



## GARDEN ROOM

11'2" x 10'0" (3.41m x 3.05m)



## KITCHEN

10'0" x 10'0" (3.07m x 3.05m)



## FIRST FLOOR LANDING



## MASTER BEDROOM

10'11" x 10'2" (3.35m x 3.12m)



## BEDROOM TWO

11'6" x 6'11" (3.52m x 2.13m)



## BEDROOM THREE

9'1" x 7'4" (2.79m x 2.25m)



## BATHROOM

11'1" x 7'8" (3.40m x 2.34m)



## EXTERNAL

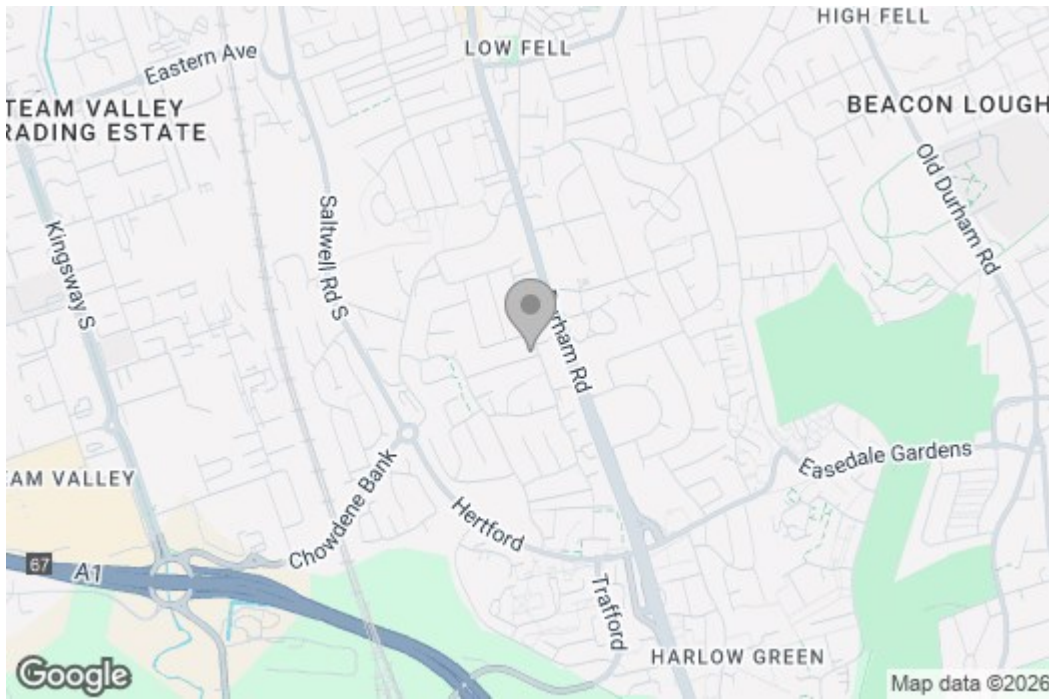


Property disclaimer

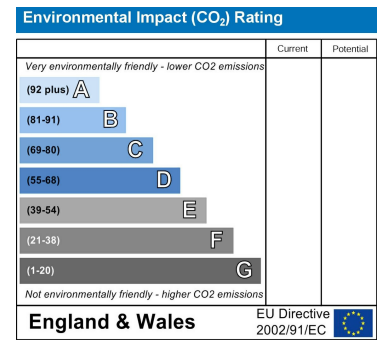
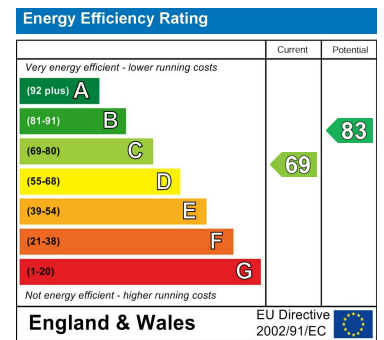
**IMPORTANT NOTE TO PURCHASERS:** We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller. We cannot also confirm at this stage of marketing the tenure of this house.

# Floor Plan

## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract, purchaser should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give an representation or warranty in respect of the property.