



FOR SALE

6A Cartmel Park, Pelaw, Gateshead, NE10 0UZ

Offers Over £300,000

- Exceptional four bedroom detached family home set over three floors
- Stunning top floor principal suite with walk-in wardrobe and en-suite
- Impressive kitchen diner with French doors to the rear garden
- Solar panels with battery storage and valuable feed-in tariff income
- Sought-after Cartmel Park location in the heart of Pelaw
- Two spacious reception rooms offering flexible family living space
- Two en-suite bathrooms plus a contemporary family bathroom
- EPC Rating B, gas central heating and double glazing for excellent energy efficiency

THE PROPERTY

Exceptional Four Bedroom Detached Family Home with Solar Panel's, Battery Storage and Stunning Top Floor Master Suite

Situated within the highly sought-after Cartmel Park development in Pelaw, this exceptional four bedroom detached home offers spacious accommodation over three floors, making it ideal for growing and established families seeking modern, energy-efficient living.

The property briefly comprises a welcoming entrance hallway, two versatile reception rooms and an impressive kitchen diner with French doors opening onto the south-facing rear garden. A separate utility room and ground floor WC provide additional practicality for family life.

The first floor offers three well-proportioned bedrooms, including a guest bedroom with en-suite facilities, together with a modern family bathroom. Both the family bathroom and second en-suite benefit from underfloor heating.

Occupying the entire second floor is the outstanding principal suite, featuring a spacious bedroom, walk-in wardrobe and private en-suite, creating a luxurious and secluded retreat.

Externally, the property enjoys a beautifully maintained south-facing rear garden with decking and seating areas, ideal for entertaining and outdoor living. To the front, a generous driveway provides off-street parking for multiple vehicles and includes an EV charging point.

A particular highlight is the property's excellent energy efficiency, with an EPC rating of B, solar panels with battery storage, gas central heating and double glazing helping to reduce running costs.

