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RUNNYMEDE ROAD, DARRAS HALL, NE20

Offers Over £950,000

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FOUR BEDROOMS – DETACHED – DESIRABLE LOCATION

Brunton Residential are delighted to welcome to the market this beautifully presented four-bedroom detached dormer bungalow, ideally located on the highly sought-after Runnymede Road in Darras Hall, Ponteland.

This charming home offers a spacious and flexible layout across two floors, with generous reception areas, and a stylish open-plan kitchen. The property is finished to a high standard throughout and benefits from a beautifully maintained garden circa 0.4 acres, with decking and an outdoor workspace/gym.

Set on Runnymede Road, one of Darras Hall's most prestigious residential areas, the property provides convenient access to local amenities, transport links, and well-regarded schools.

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Access to the property is via automated entrance gates, with wireless intercom and remote access, giving privacy and security.

The front door opens to a welcoming reception hallway, with glass doors leading into a spacious lounge. the lounge features a traditional-style stone fireplace with a beautiful gas stove.

From the hallway, you have access to three of the bedrooms, as well as an immaculate ground-floor family bathroom. The bathroom includes a luxurious suite with a walk in shower, and features a freestanding bath.

The kitchen is a standout feature, enjoying a large central island with granite work surfaces. This space is an open-plan family area that includes dining space and a seating area with a wall mounted TV. Bi-fold doors open onto the South West-facing decking, offering lovely views of the garden. Off the kitchen is a utility room, adding to the practicality of the property.

Stairs lead to the first floor, where you'll find an additional bedroom with its own en-suite bathroom. The property is decorated to an exceptional standard, with panelling fitted throughout the rooms, adding character and charm.

Externally, the garden, measuring approximately 0.4 acres, is beautifully maintained, and benefits from a sizable lawn, mature trees, a substantial decking area to enjoy the tranquil surroundings, and features a detached garden room/ office/ summerhouse as well as a sizable garden shed for storage.



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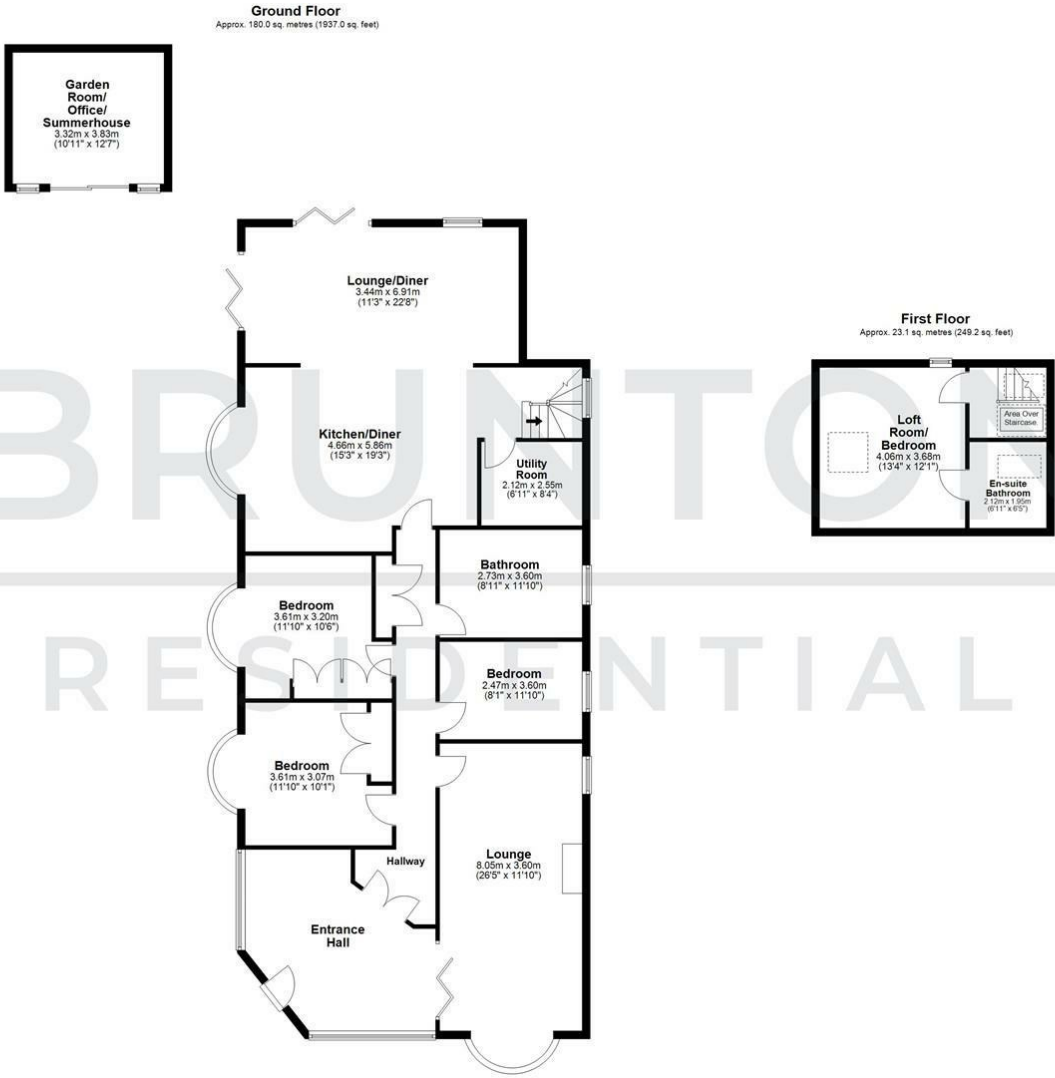
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TENURE : Freehold

LOCAL AUTHORITY : Northumberland CC

COUNCIL TAX BAND : G

EPC RATING : C



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	72	81
EU Directive 2002/91/EC		
England & Wales		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
EU Directive 2002/91/EC		
England & Wales		