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GROSVENOR WAY, NEWCASTLE UPON TYNE, NE5

Offers Over £170,000

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Well-presented two-bedroom mid-terrace home on Grosvenor Way, offering modern interiors and an enclosed rear garden, ideal for first-time buyers, professionals or investors.

The accommodation includes a spacious lounge/diner with under-stairs storage, a modern fitted kitchen with direct access to the rear garden, two well-proportioned double bedrooms with built-in storage in the main bedroom, and a contemporary family bathroom. Outside, the front garden is neatly maintained, while the enclosed rear garden offers an elevated decked seating area, lawn, raised planters and a storage shed.

Grosvenor Way is situated within the established residential area of Chapel Park, offering excellent access to local shops, supermarkets, schools and everyday amenities. Nearby parks and the Town Moor provide green open spaces, while Kingston Park offers a wider choice of retail and leisure facilities. Frequent bus services, easy access to the A1, and excellent road links make commuting to Newcastle city centre, surrounding business parks, hospitals, and universities simple. Combining a convenient location with well-presented accommodation, this property is a fantastic opportunity for a range of buyers.

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The internal accommodation comprises: an entrance hall with stairs leading up to the first floor and double doors opening into the lounge and dining area. This well-presented reception room offers generous proportions, finished with wood-effect flooring, neutral décor and a large front-facing window that fills the space with natural light. A useful under-stairs storage cupboard enhances practicality, while the dining area flows naturally through to the kitchen.

The kitchen is fitted with contemporary shaker-style units, complementary worktops, a stainless steel sink, an integrated oven with gas hob and extractor hood, together with space for freestanding appliances. A rear door provides direct access to the garden, creating an easy connection between the indoor and outdoor spaces.

Stairs lead to the first floor landing, providing access to the bedrooms and the family bathroom. The landing benefits from a storage cupboard and loft access. Both bedrooms are well proportioned doubles, with the front bedroom also featuring a useful storage cupboard. The bathroom has been updated with modern white wall tiling, a pedestal wash basin, WC and a bath with a glazed shower screen and overhead shower.

To the front, the property benefits from a neatly maintained lawn with a pathway leading to the entrance. The enclosed rear garden has been thoughtfully arranged with an elevated timber deck, creating an inviting seating area, steps leading down to a lawn, raised planted borders, timber fencing and a useful garden storage shed, offering an attractive setting for outdoor relaxation and entertaining. There is also an allocated parking space to the front.





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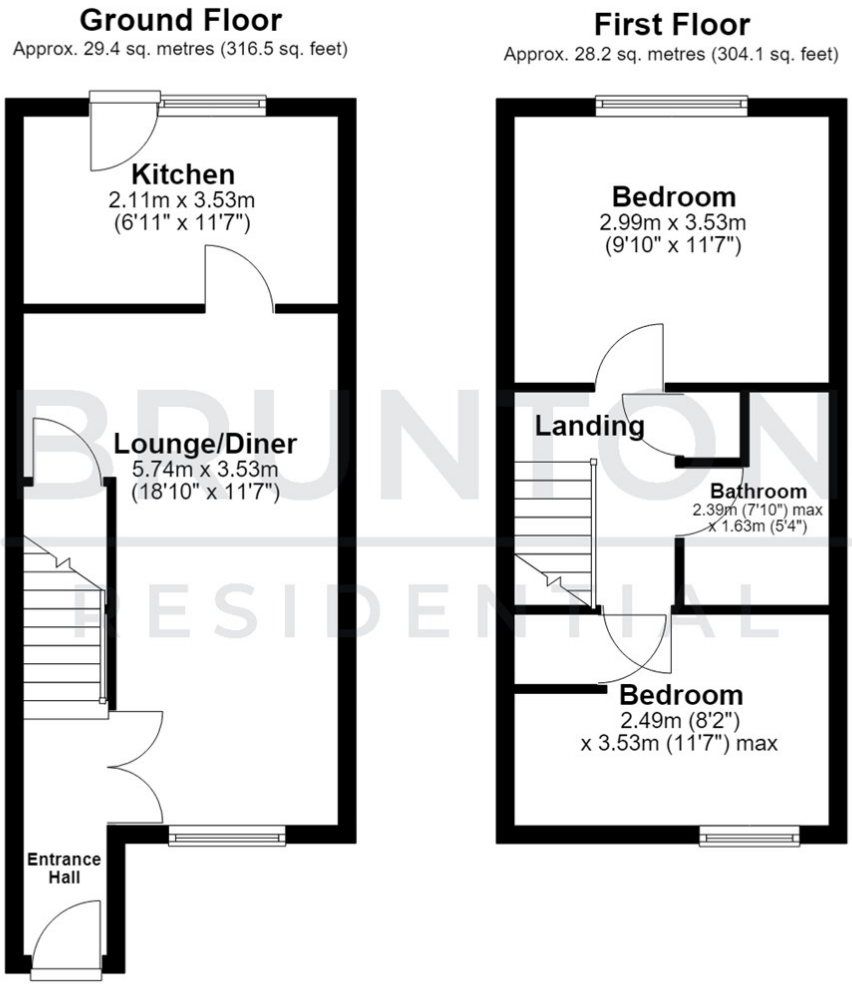
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TENURE : Freehold

LOCAL AUTHORITY : Newcastle CC

COUNCIL TAX BAND : B

EPC RATING : C



Total area: approx. 57.7 sq. metres (620.6 sq. feet)



