



53 Easedale Avenue

Melton Park, Gosforth



## 53 Easedale Avenue, Melton Park, Gosforth, NE3 5TA

Extensively Renovated Detached Bungalow Sitting on a Substantial Garden Plot and offering Three Bedrooms, Large Double Reception Room, Refitted Kitchen, Garden Room, Study, Family Bathroom & Ensuite, Delightful Rear Gardens, Integral Single Garage & Driveway!

Situated on this highly desirable street in Melton Park, is this delightful three bedroom detached bungalow positioned on a large plot that is extremely unique for its locality. The property offers excellent accommodation and has been well maintained and updated by the current owners to a lovely standard throughout.

Easedale Avenue is ideally located for access to the Great North Road with excellent road and transport links to Gosforth High Street with its range of shops, cafes and restaurant, as well as to Newcastle City Centre. The property is also ideally located for access to the A1 Western Bypass for travelling throughout the region.

Since the existing owners' purchase, a full overhaul of the property has taken place to an excellent standard throughout, including the addition of a garden room, two new bathrooms, refitted kitchen, addition of a utility room, newly laid driveway, amongst many other works.





Offering close to 1,600 sq.ft, the internal accommodation comprises: Reception hallway with two storage cupboards | To the right, a large double reception room enjoying dual aspect views and access onto the garden room | Newly constructed garden room with westerly aspect over the gardens | Utility room leading into the integral single garage | Modern fitted kitchen with a range of integrated appliances and door onto the rear gardens | Study.

The night passageway links through to the bedroom accommodation | Principal bedroom, a large double room with fitted wardrobes and a newly fitted ensuite wet room with shower | Bedroom two is a further comfortable double | Bedroom three, a smaller double | Refitted family bathroom with three piece suite.

Externally, the property includes a newly laid resin driveway with off-street parking for three vehicles | Wheelchair access to the front door | Stunning westerly facing rear garden which has been extremely well maintained with paved patio terrace, lawned area and well stocked borders.

Immaculately presented throughout, this fantastic bungalow is offered to the market with No Onward Chain and viewings are strongly encouraged.

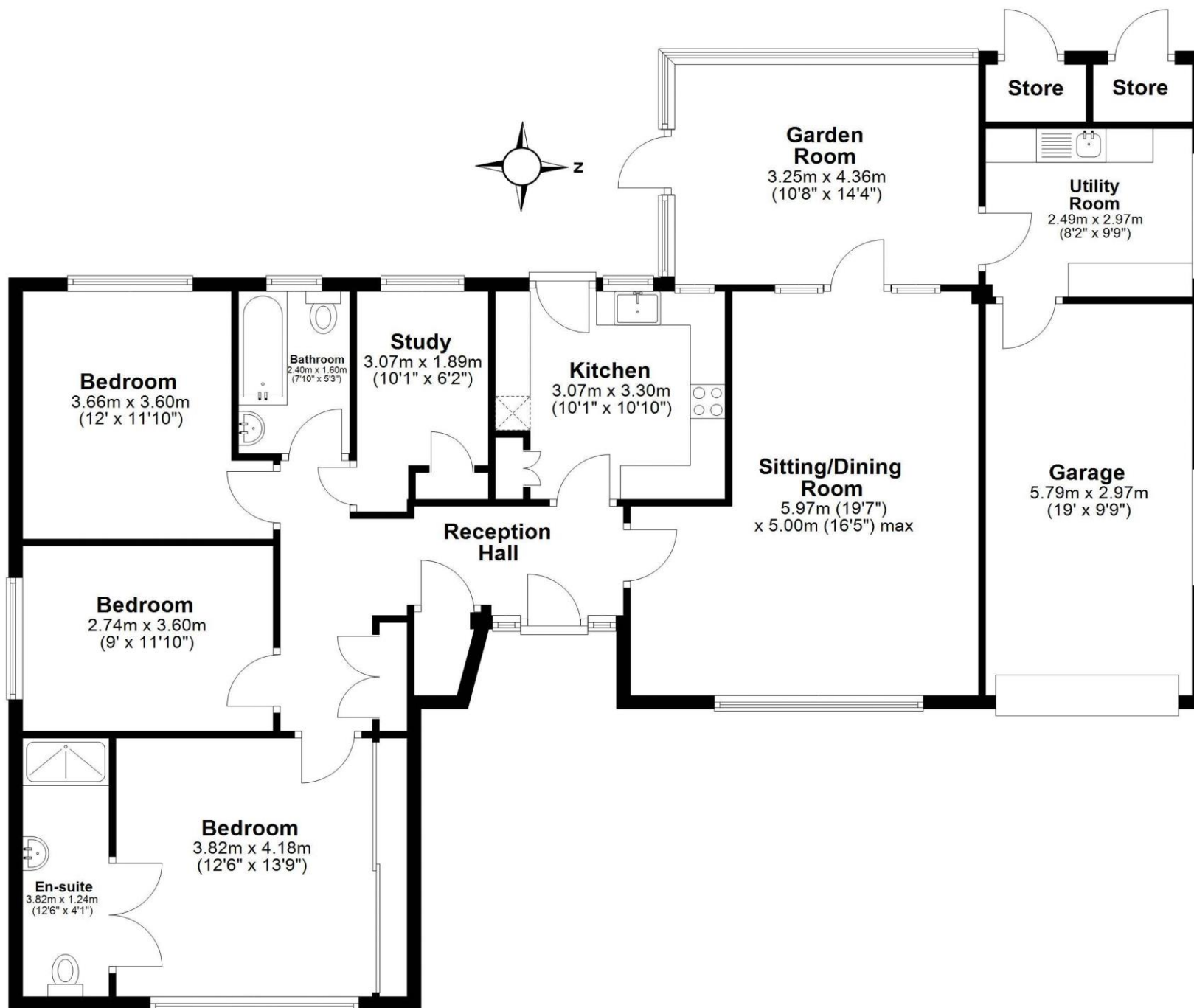
Services: Mains gas, electricity, water & drainage | Tenure: Freehold | Council Tax: Band E | EPC: Rating D

**Price Guide: Guide Price £655,000**



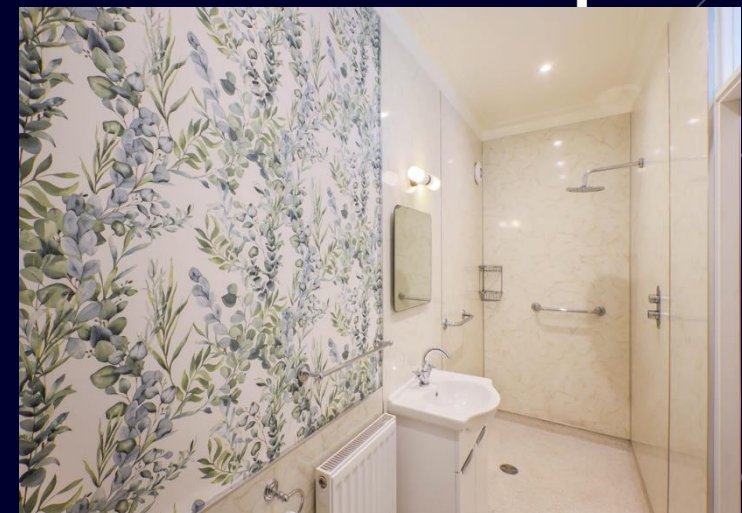
# Ground Floor

Approx. 147.0 sq. metres (1582.5 sq. feet)



Total area: approx. 147.0 sq. metres (1582.5 sq. feet)

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