



96 Gosforth Terrace, Pelaw, NE10 0YL

Offers Over £230,000

Located in the desirable area of Gosforth Terrace, this charming semi-detached house presents an excellent opportunity for families seeking a versatile and spacious home. With four well-proportioned bedrooms and a thoughtfully designed layout, this property is sure to meet the needs of modern family life. Upon entering, you are greeted by a welcoming hallway adorned with elegant porcelain floor tiles. The heart of the home is the impressive dining kitchen, which boasts an integrated double oven, an eye-level microwave, and a wine fridge, making it perfect for both everyday meals and entertaining guests. French doors lead from the kitchen to a delightful rear patio, seamlessly blending indoor and outdoor living. Additionally, a handy utility room and a convenient ground floor w/c enhance the practicality of this space. The lounge is a cosy retreat, featuring a log-burning stove that adds warmth and character to the room. For added flexibility, there is a ground floor bedroom that can easily serve as a playroom or home office, benefiting from dual aspect windows that flood the space with natural light. As you ascend to the first floor, you will find a landing equipped with built-in storage cupboards, leading to the main bedroom and three further bedrooms. The family bathroom is thoughtfully designed with a wet room floor and a separate shower, catering to the needs of a busy household. The property is set on an elevated plot, surrounded by low-maintenance gardens to the front, side, and rear, providing a tranquil outdoor space for relaxation and play. Viewing this lovely family home is essential to fully appreciate its charm and the lifestyle it offers.

ENTRANCE HALLWAY



DINING ROOM/BEDROOM FIVE

10'9" x 8'8" (3.30m x 2.66m)



DINING KITCHEN

17'0" x 9'4" extd to 12'10" (5.19m x 2.85m extd to 3.93m)

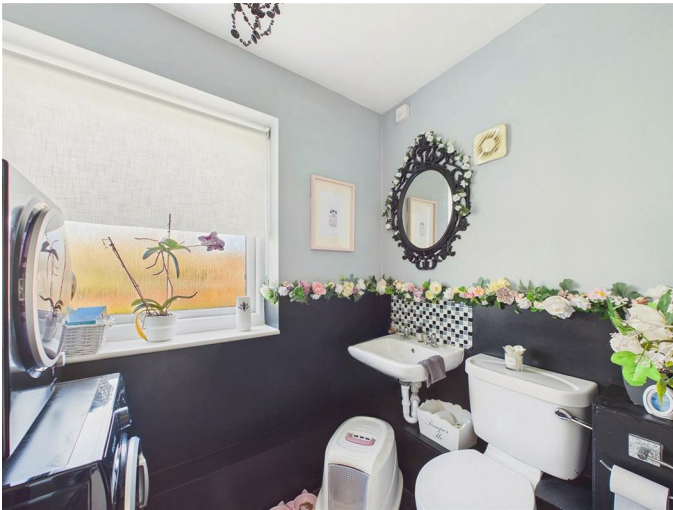


FIRST FLOOR LANDING



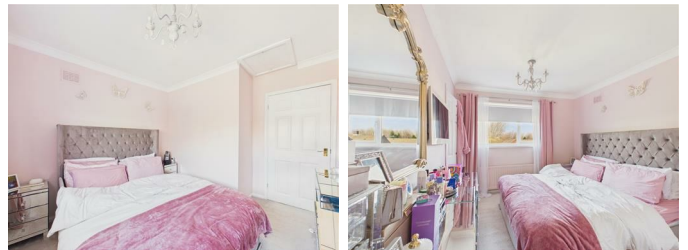
UTILITY ROOM/GROUND FLOOR W/C

6'11" x 5'6" (2.13m x 1.68m)



BEDROOM ONE

11'5" x 9'10" (3.49m x 3.02m)



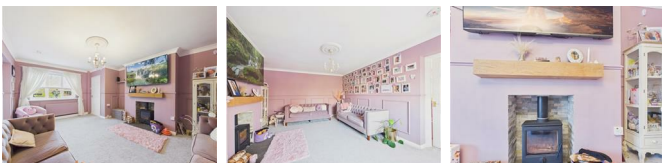
FAMILY BATHROOM

8'9" x 8'0" (2.67m x 2.44m)



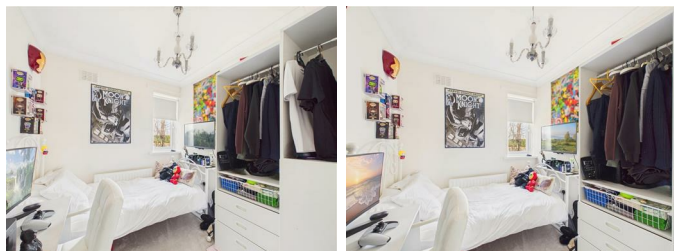
LOUNGE

13'5" x 13'1" (4.09m x 4.0m)



BEDROOM TWO

9'8" x 8'4" (2.96m x 2.56m)



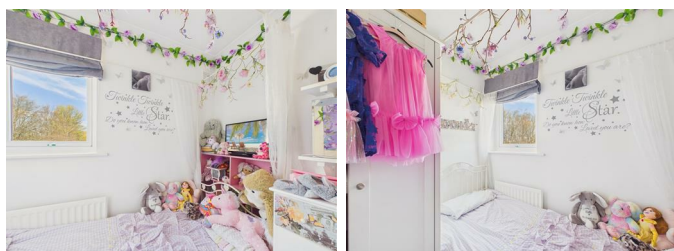
BEDROOM THREE

8'7" x 7'3" (2.62m x 2.23m)



BEDROOM FOUR

6'5" x 6'5" (1.98m x 1.97m)



EXTERNAL

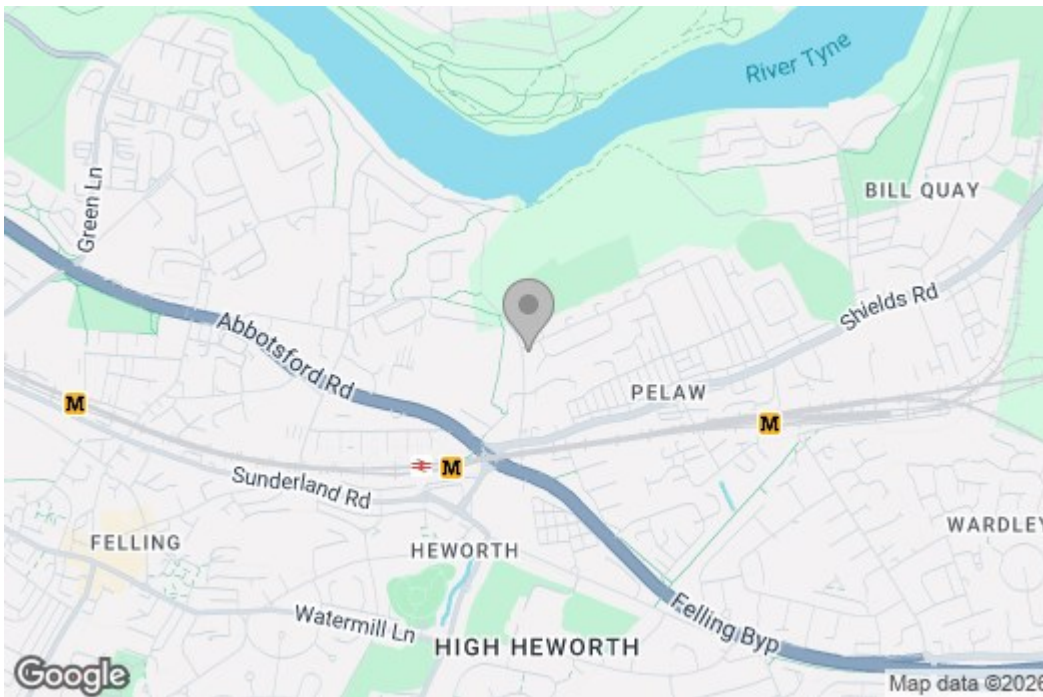


Property disclaimer

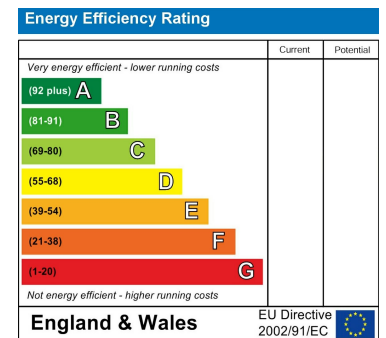
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Floor Plan

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.