



- Two Bedroom Semi Detached House
- Modern Interior
- Large Kitchen/Diner
- Off Street Parking

Blackburn Green, Felling, Gateshead

£120,000

Spacious two bedroom semi-detached property, ideally located in a quiet cul-de-sac with off street parking and large rear garden. The property is competitively priced to suit a number of buyers, including first time buyers, couples and families.



Property Description

SEVEN KEYS welcomes to the market this beautifully presented two bedroom semi-detached property located on Blackburn Green within Gateshead. Internally it comes warmed via gas central heating and benefits from double glazing, whilst the accommodation itself briefly comprises of entrance porch with doors leading into a spacious lounge and fitted kitchen/diner and stairs leading to the first floor. To the first floor there are two bedrooms, bathroom and separate toilet. The property is located close to local schools and amenities with great transport links to surrounding areas including Newcastle City Centre and Gateshead Town Centre. This lovely home would be ideal for a growing family and offers well proportioned accommodation both inside and out.

ENTRANCE HALL

Extended porch/ hall, accessed via UPVC double glazed door with laminate flooring, stairs leading to first floor, central heating radiator and access to kitchen/diner and lounge.

LIVING ROOM

14' 11" x 12' 9" (4.57m x 3.91m) This spacious room features UPVC patio doors leading into rear garden and providing an abundance of natural light, double glazed window to front aspect, electric fire, laminate flooring and central heating radiator.

KITCHEN/ DINER

18' 4" x 12' 2" (5.64m x 3.68m max) Fitted kitchen with a range of wall and base units, stainless steel sink with drainer unit and mixer tap, integrated oven and hob with extractor chimney above, double glazed window, partially tiled walls and tiled flooring, storage cupboard and rear door giving access into spacious south facing garden.

Dining area with laminate flooring, double glazed window to front aspect and central heating radiator.

BEDROOM ONE

14' 9" x 13' 0" (4.51m x 3.98m) With two double glazed windows to rear and front aspects, central heating radiator and carpets.





BEDROOM TWO

11' 9" x 9' 0" (3.60m x 2.76m) Double glazed window, central heating radiator, cupboard and carpets.

BATHROOM

6' 2" x 6' 4" (1.88m x 1.94m) Comprising of panelled bath, pedestal wash hand basin, separate shower enclosure with rainfall shower, partially tiled walls, tiled flooring, frosted double glazed window, wall mounted cabinet and chrome heated towel rail.

WC

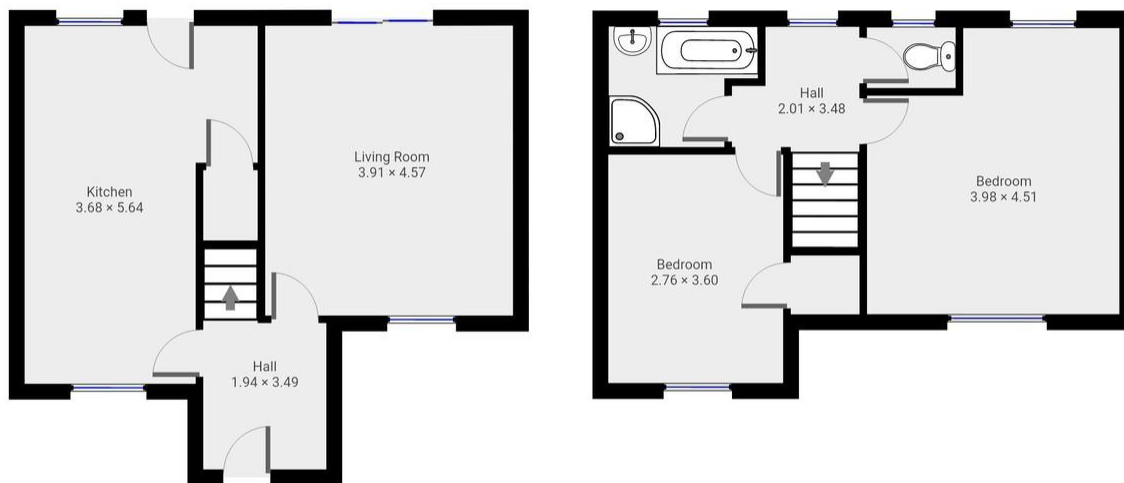
With low level WC, tiled flooring, partially tiled walls and a double glazed window with privacy glass.



EXTERNAL

Externally the property benefits from off street parking, gardens to the front and rear with a raised decking area and a shed for storage.





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Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D		
39-54	E	40 E	
21-38	F		
1-20	G		

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