

# 59 Queens Road

SHOTLEY BRIDGE | CONSETT | COUNTY DURHAM



**FINEST**  
PROPERTIES



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An impressive period family home with modern  
finish and large gardens, set in a desirable  
Derwent Valley village

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Durham City Centre 14.0 miles | Corbridge 14.4 miles | Newcastle City Centre 15.1 miles  
Hexham 16.8 miles | Newcastle International Airport 17.1 miles





## Accommodation in Brief

Vestibule | Entrance Hallway | Sitting Room | Family Room

Kitchen/Dining Room | Boot Room | WC | Storage

Four Double Bedrooms | Bathroom

Driveway Parking | Patio | Gardens







## The Property

59 Queens Road is an impressive period semi-detached house set in the popular village of Shotley Bridge. Perfectly blending attractive period features such as stained glass with a stunning contemporary interior and extensive gardens, the property is a wonderful family home, ready to move straight into.

The front door opens into a vestibule, which in turn leads into the elegant entrance hallway, with parquet flooring, arched coving over stairs rising up to the first floor and a door into the sitting room off to the right. The sitting room is decorated in relaxing tones with a sophisticated square bay window complete with cushioned window seat; an ideal reading nook, ornate cornicing and ceiling rose, and an original hardwood and tiled fireplace with gas fire.

The wonderful open plan zoned living space and kitchen is situated at the rear of the house. The family area has ample room for seating and sliding doors lead straight out into the large, lush rear garden. This room also features parquet flooring and a striking brass fireplace. The dining space offers a most delightful picture window at the head of the table, affording a view straight out onto the lawn and making inside dining feel al fresco no matter what the weather. The kitchen benefits from a range of bespoke wall and floor units, integrated appliances and a vast island bench, perfect for breakfasting and entertaining in the light flooding in through a second set of sliding doors to the garden. Off the kitchen is a large, well-equipped boot/utility room with modern storage, laundry facilities and an external side door. A handy downstairs WC also opens off the utility room and a door leads into a good storage space, behind the original garage door.

To the first floor are four beautifully presented double bedrooms, all with leafy, green views and two with charming feature fireplaces. The bathroom is luxuriously appointed and as you would expect to see in an interior design magazine, with modern free standing bath and separate shower, and gold coloured fittings.









## Externally

59 Queens Road is approached via a driveway, offering parking for several vehicles. A lawn to the front with steps gives a grand country house feel and the lawn to the rear stretches away from the house, offering an ornate pond, planted borders, mature shrubs and trees, and an excellent place to play. A gorgeous children's play house sits at the end of the garden, along with a small shed, and a further larger shed beside the house makes ideal storage for garden equipment and bicycles. A patio directly outside the doors into the kitchen and family room is perfect for entertaining and for soaking up the sun from the south.





## Local Information

Shotley Bridge is a popular and appealing village, set in the Derwent Valley on the borders of County Durham and Northumberland and a convenient location for commuting to regional centres. Shotley Bridge offers a range of local amenities including a mobile post office, shops, restaurant and public houses. Nearby Consett offers several supermarkets, larger stores and professional services. Historic Durham and vibrant Newcastle are also within easy reach, providing comprehensive cultural, educational, recreational and shopping facilities.

For schooling there are a number of primary schools within easy reach, while secondary schooling is offered in Consett. In addition, Mowden Hall Preparatory School, just outside Corbridge, provides private education from nursery up to 13 years and there are several private day schools in Newcastle and Durham.

For commuters there is an excellent road network that links to the A1, A68 and A69 providing easy access to Newcastle and Durham City Centres. Newcastle International Airport is also very accessible. Newcastle and Durham offer main line rail services to major UK cities north and south.

# Floor Plans

Total area: approx. 169.6 sq. metres (1825.6 sq. feet)



Ground Floor



First Floor

## Directions

Travelling from west or east on the A69, take the A68(S) turn off at Brocksbushes roundabout and head south. Follow the A68 until reaching the turn on the left for Shotley Bridge (shortly after The Manor House Inn on the right) and follow the B6278 in the direction of Shotley Bridge. After crossing the River Derwent continue onto Burnmill Bank, then turn left and immediately right onto Snow's Green Road (B6310). Follow this road until the turning on the right for Bensfieldside Road, signposted for the hospital. Head down here for 0.2 miles, then turn left onto Woodlands Road. Continue until the road bends sharply to the right and becomes Queens Road.

59 Queens Road is the third house on the left after the bus stop.

Google Maps

what3words



///wallet.wheels.rails

## Wayleaves, Easements & Rights of Way

The property is being sold subject to all existing wayleaves, easements and rights of way, whether or not specified within the sales particulars.

## Services

Mains electricity, gas, water and drainage.

Postcode

DH8 0BW

Council Tax

Band E

EPC

Rating D

Tenure

Freehold

## Viewings Strictly by Appointment

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of distinctive property*

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