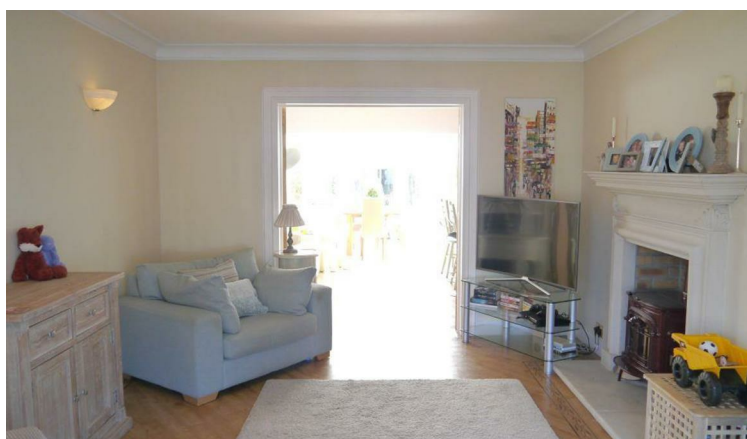




- 3 Bed Semi Detached House
- Conservatory
- 29' Garage with Electric Door
- Excellent Family Property

- Lounge with Multi Fuel Stove
- Shower/WC
- Family Gardens

- 20' Kitchen/Family Room
- Additional WC
- Sought After Village

A well presented and appointed 3 bedroomed semi detached house, pleasantly situated within this sought after village, ideal for commuting into Newcastle, the Airport and Ponteland. With gas central heating and sealed unit double glazing, this property has been extended to provide excellent family accommodation. The Reception Hall, has a cloaks cupboard and leads to the 19' Lounge, with multi fuel stove and lovely stone surround. The 20' Kitchen/Family Room is fitted with a range of units with Belfast sink and granite work surfaces incorporating breakfast table, Rangemaster dual fuel range style cooker and integral dishwasher and opens to the Conservatory with doors to the gardens. The First Floor Landing has access to the loft. Bedroom 1 extends to 19' and is to the front. Bedroom 2 has a range of fitted wardrobes and is to the rear, whilst Bedroom 3 is to the front. The family Shower Room/WC has a contemporary white suite with low level wc, wall mounted wash basin and shower quadrant with mains shower. There is an additional WC with low level wc and wash basin. There is a 29' Double Length Garage with electric door.

Externally, the Front Garden is laid with shale with conifer hedge and block paved driveway to the garage. The private Rear Garden is ideal for family use with patio lawn and a variety of plants and shrubs.

Woollington is conveniently located with good road links as well as a metro station providing excellent access throughout Tyneside and surrounding areas.

Reception Hall

Lounge 11'10 x 19'8 (into bay) (3.61m x 5.99m (into bay))

Kitchen/Family Room 20'10 x 11'9 (6.35m x 3.58m)

Conservatory 11'2 x 10'6 (3.40m x 3.20m)

Hall

First Floor Landing

Bedroom 1 11'2 x 19'8 (into bay) (3.40m x 5.99m (into bay))

Bedroom 2 11'10 x 12' (max) (3.61m x 3.66m (max))

Bedroom 3 8'3 x 8'3 (2.51m x 2.51m)

Shower/WC 8'3 x 7'2 (2.51m x 2.18m)

WC





Energy Performance: Current E Potential D
Council Tax Band:



These particulars do not constitute or form part of an offer nor may they be regarded as representative. All interested parties must themselves verify their accuracy. It is not company policy for any gas, oil or electrical appliances to be tested and purchasers must satisfy themselves as to their working order. Measurements are approximate, floor plans are not to scale and are for illustration purposes only.