





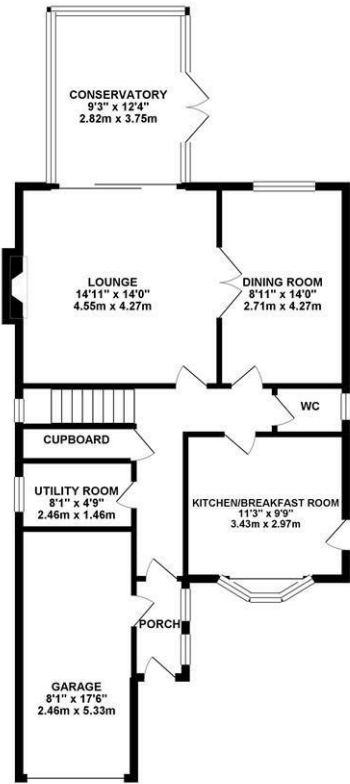
DETACHED FAMILY HOME with SOUTH FACING REAR GARDENS! Occupying over 1,600 sq ft, this detached home is located at Victoria Mews, Jesmond Vale. Victoria Mews, tucked behind Rosebery Crescent, is ideally placed just outside of the city centre and also within walking distance to Jesmond Dene, the shops and cafés of Jesmond, excellent transport links as well as Newcastle City Centre itself.

Originally constructed in 1992, the accommodation briefly comprises: entrance lobby through to entrance hall; lounge with south facing sliding patio doors to the conservatory and connecting double doors to the dining room; kitchen/breakfast room with door to side access; utility room and cloakroom/WC to the ground floor. The first-floor landing gives access to four bedrooms, three of which with fitted wardrobes and the master with en-suite shower room and a family bathroom. Externally, a 17ft garage, block-paved driveway providing off street parking for two cars and a south-facing low maintenance garden with paved patio area, planted borders and fenced boundaries. With a gas central heating system and double-glazed windows an early internal inspection is highly recommended.

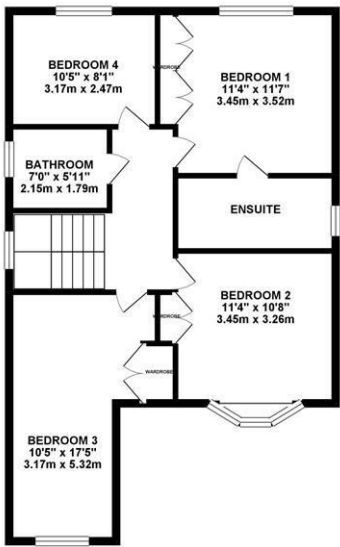
Detached Family Home | 1,603 sq ft (148.9m2)  
| Four Bedrooms | Lounge | Dining Room |  
Conservatory | Kitchen/Breakfast Room |  
Utility Room | Ground Floor WC | Bathroom  
& En-Suite | Garage & Driveway Parking |  
South Facing Rear Gardens | Great Location |  
GCH | EPC Rating: D



GROUND FLOOR 894.28 sq. ft.  
( 83.08 sq. m. )



1ST FLOOR 708.79 sq. ft.  
( 65.85 sq. m. )



Offers Over £385,000

TOTAL FLOOR AREA : 1603.07 sq. ft. ( 148.93 sq. m. ) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**IMPORTANT NOTE:** These particulars and the descriptions and measurements herein do not constitute representation and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.

