

2 Moor Drive, Wallsend



Offers over £255,000

A STUNNING PROPERTY. This FREEHOLD detached house sits on the edge of the Persimmons East Benton Rise development boasting FOUR GOOD SIZED BEDROOMS. The current owners have done a lovely job of putting their own stamp on it and have VERY MUCH IMPROVED the property both internally and externally.

To the ground floor there is a welcoming hallway, lounge, cloaks/WC, modern kitchen/diner and a UTILITY ROOM. The first floor landing gives access to the second bedroom which has an EN-SUITE, there are two further bedrooms on this floor and a family bathroom. The master bedroom is on the second floor, this is a spacious room which also has an en-suite.

There is a lovely SOUTH FACING GARDEN to the rear, this has been landscaped with low maintenance in mind and there is GARAGE situated to the rear of the property together with a lengthy driveway providing PARKING FOR TWO CARS. Altogether a FANTASTIC FAMILY HOME which is SUPERBLY PRESENTED THROUGHOUT. Council tax band D. Energy rating TBC.

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The Property Comprises

Hallway

Double glazed composite entrance door, stairs to the first floor landing with storage cupboard under, wood effect flooring, double glazed window and radiator.



Lounge

12'10" x 12'2" (3.92 x 3.70) Double glazed window, radiator.



Cloaks/WC

5'4" x 3'0" (1.63 x 0.92) Low level WC, wash hand basin and radiator.

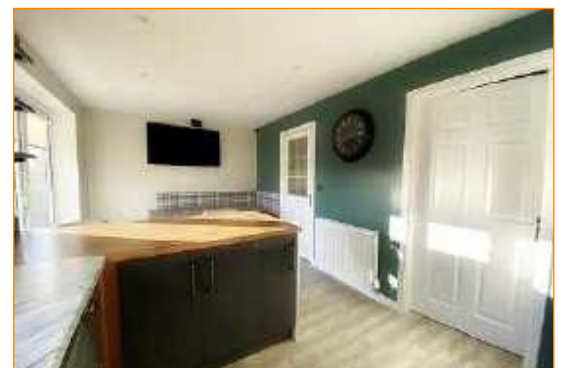


Kitchen/Diner

18'0" x 9'4" (5.48 x 2.84) Fitted with a modern range of wall and base units with contrasting work surfaces over, integrated oven and hob with extractor hood over and single drainer sink unit. Double glazed window, wood effect flooring, double glazed French doors leading out to the rear garden, radiator and spotlights to ceiling.



Additional Images



Utility Room

7'7" x 5'4" (2.32 x 1.62) Plumbed for automatic washing machine with work surface over, wall cupboards, wood effect flooring and external door to the side.



First Floor Landing

Double glazed window, cupboard and stairs leading to the second floor landing.

Bedroom 2

12'11" x 7'5" (3.94 x 2.25) Double glazed French doors opening onto a Juliette balcony, radiator and access to the en-suite.



En-Suite

5'10" x 5'9" (1.79 x 1.75) Shower cubicle, low level WC and wash hand basin. Part tiled walls, tiling to floor, double glazed window and radiator.



Bedroom 3

9'6" x 9'6" (2.90 x 2.89) Double glazed window, radiator.



Bedroom 4

9'6" x 8'3" (2.89 x 2.52) Double glazed window, radiator.



Family Bathroom

6'11" x 5'10" (2.11 x 1.78) Comprising; bath, low level WC and wash hand basin. Double glazed window, par tiled walls and radiator.



Second Floor Landing

Double glazed window, access to the master bedroom.

Master Bedroom

11'5" x 13'9" x 15'10" into Dormer (3.47 x 4.18 x 4.83 into Dormer) Double glazed Dormer window, spotlights to ceiling, double glazed skylight window and cupboard.



En-Suite

6'4" x 4'11" (1.94 x 1.50) Shower cubicle, low level WC and wash hand basin. Part tiled walls, tiling to floor, double glazed skylight window and radiator.



External

Externally there is a small garden area to the front which is paved and has decorative gravel. There is a superb southerly aspect garden to the rear which is designed with low maintenance in mind, the garden has a decked patio area, artificial turf and feature paving. There is also a fenced perimeter and a rear access gate.



Garage & Parking

The garage is situated directly to the rear of the property and there is also parking space for two vehicles.



FLOOR PLANS

These plans are intended as a guide only, they are NOT TO SCALE. They are provided to give an overall impression of room layout and should not be taken as being scaled drawings.

ENERGY EFFICIENCY AND ENVIRONMENTAL IMPACT

VIEWING ARRANGEMENTS

To arrange a viewing, please call 0191 2953322 or e-mail us; info@next2buy.com

Open Hours;

Monday 9am - 6pm

Tuesday 9am - 6pm

Wednesday 9am - 6pm

Thursday 9am - 6pm

Friday 9am - 6pm

Saturday 9am - 4pm

N/B The mention of any appliances and/or services within these particulars does not imply that they are in full and efficient working order.

VIEWING APPOINTMENT

TIME

DAY/DATE

VENDORS NAME (S)

QR CODE

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