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LYNEMOUTH WAY, GREAT PARK, NE13

Offers Over £300,000

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Brunton Residential are delighted to present this well-appointed four-bedroom detached home, situated in the desirable Great Park development in Newcastle Upon Tyne.

This property offers four well-proportioned bedrooms, with the principal benefiting from an en-suite shower room and a storage cupboard. Additionally, the property offers an open-plan kitchen/diner, a utility area, a ground-floor WC, lovely front and rear gardens, as well as an attached garage, offering off-street parking.

Great Park is a highly sought-after location and offers excellent local amenities, including parks, schools, and shops. The area also benefits from easy access to Newcastle city centre and major transport links. Lynemouth Way in particular is positioned very close to Great Park Town Centre as well as the first, middle & high schools that serve the estate.

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Upon entering, you are welcomed into an entrance hall with stairs leading to the first-floor landing. To the right, at the front of the property, is a well-proportioned lounge with a front aspect window, and double doors leading into the open-plan kitchen/diner, which is situated at the rear of the home. This space features wood-effect flooring, integrated appliances, a window overlooking the rear garden, and further double doors providing access to the outdoor space.

From the kitchen/diner, there is access to a utility room with a door leading to the side of the property, as well as a convenient ground-floor WC. A useful storage unit is also located within the kitchen, providing additional functionality.

On the first floor, there are four well-appointed bedrooms. The principal bedroom benefits from a storage cupboard, and an en-suite shower room. One of the additional bedrooms features double doors leading out onto a private balcony. This level also includes a storage unit and a family bathroom, complete with a bath with an overhead shower, a washbasin, and a WC.

Externally, the property enjoys well-maintained front and rear gardens, with a driveway to the front leading to an attached garage. The rear garden features a raised decked seating area and a lawn, all enclosed by fencing for added privacy.



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TENURE : Freehold

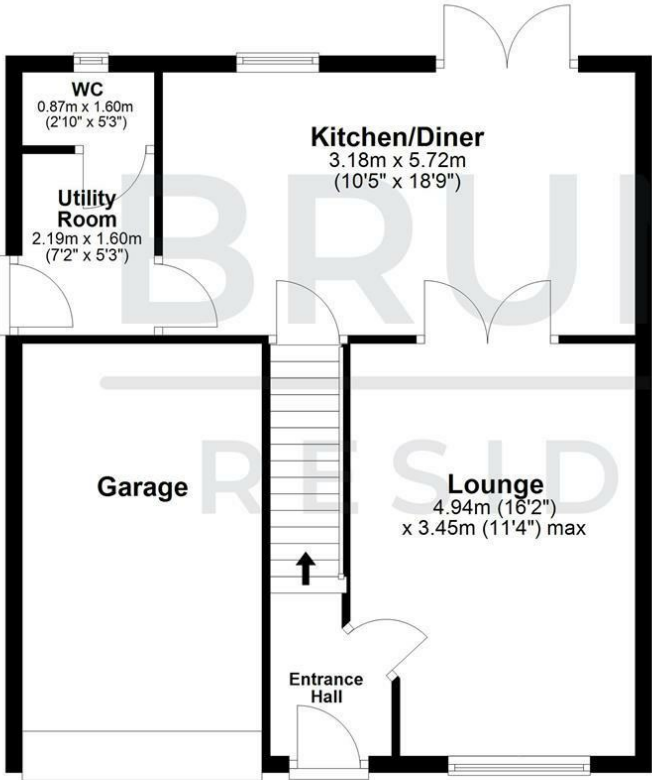
LOCAL AUTHORITY : Newcastle City Council

COUNCIL TAX BAND : D

EPC RATING : C

Ground Floor

Approx. 61.3 sq. metres (659.9 sq. feet)



First Floor

Approx. 56.8 sq. metres (611.4 sq. feet)

