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LEAZES PARK, HEXHAM, NE46

Offers Over £400,000

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STUNNING FOUR BEDROOM HOME | SOUGHT AFTER LOCATION | FANTASTIC GARDEN

Brunton Residential is pleased to present this impressive four-bedroom home located in the highly sought-after West End of Hexham, on Leazes Park. Just a short stroll from Hexham's vibrant town centre, this property offers convenient access to a wide variety of shops, cafes, restaurants, and local amenities. Additionally, the home is within easy walking distance of excellent local schools, Hexham golf club and Hexham railway station, providing excellent transport links to Newcastle city centre and across the scenic Tyne valley.

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Upon entering the property, you are greeted by a welcoming hallway that provides access to the integral garage and a utility room. An external door leads out to the rear garden. From here, you enter a spacious kitchen/diner, which boasts wood flooring, a front-facing window, wooden worktops, and a range of wall and floor units. The kitchen is equipped with integrated appliances, including a stove oven, fridge, induction hob, extractor, and dishwasher. A breakfast bar offers additional seating, and there is plenty of space for a dining area. Sliding doors from the kitchen open into a light-filled garden room, which also has a door leading to the outside.

The kitchen connects to a versatile reception room, currently used as an office, which features a storage cupboard. Additionally, the kitchen provides access to a well-sized lounge, complete with a wood burning stove and fireplace and a window overlooking the garden.

Upstairs on the first floor, you will find four bedrooms, three of which are comfortable doubles. The family bathroom is equipped with a bath, an overhead shower, a washbasin, and a WC.

Externally, to the front of the property, there is a driveway leading to the attached garage, as well as mature, well-maintained gardens. The private rear garden is a expansive, with mature trees and shrubs, mainly laid to lawn, and includes a paved seating area. The garden backs on to green belt land.



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TENURE : Freehold

LOCAL AUTHORITY : Northumberland
County Council

COUNCIL TAX BAND : D

EPC RATING : D

