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MISTLETOE ROAD, JESMOND, NE2

Offers Over £575,000

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Stylish & Extended Victorian Mid Terrace Located in the Heart of Jesmond with an Abundance of Period Charm & Boasting Close to 2,000 Sq ft of Internal Living Space, with a Delightful South Facing Enclosed Rear Courtyard, Lounge, Wonderful Open Plan Kitchen/Dining & Family Space, Utility Room, Five Bedrooms, Family Bathroom plus Separate Shower Room & Garage!

This excellent Victorian terraced home is ideally located on Mistletoe Road, Jesmond. Mistletoe Road, which is located off from Osborne Road and Larkspur Terrace, is perfectly positioned to provide direct access to everything central Jesmond has to offer, including its countless shops, cafes, restaurants and amenities.

The property is also situated close to outstanding local schooling, and is placed just a short walk from West Jesmond Metro Station, providing easy links into Newcastle City Centre and throughout the region.

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The internal accommodation comprises: Lobby through to entrance hall with stairs leading to the first floor. To the left hand side of the hallway is a lovely lounge, with walk-in bay window, polished wood flooring and original period marble fireplace with wood-burning stove.

A door from the rear of the ground floor gives access to an open plan kitchen/dining and family space, which was extended by the current owners, and now offers a great fitted kitchen with integrated appliances, granite work-surfaces and breakfast bar. A door from the rear of the kitchen gives access to a useful utility room with a ground floor guest WC.

The dining room enjoys a large glazed atrium/roof-light and provides bi-folding doors that open out to the rear courtyard. The dining room is open to the family room/reception room two, with period fireplace and door back to the main hallway.

The stairs then lead up to the first floor, which is split level, and gives access to a family bathroom with store cupboard. The stairs continue to the first floor and lead to three bedrooms, of which two are comfortable doubles, both with period fireplaces. Bedroom three is a smaller bedroom and is ideal as a home study or nursery.

A door from the first floor landing opens to an enclosed staircase that in turn leads to the second floor and onto two further double bedrooms, both with Velux windows, and a re-fitted shower room with three piece suite.

Externally, the property enjoys a front town garden with walled and hedged boundary, and to the rear is a delightful and enclosed rear courtyard, which is south facing, and offers a door leading to the rear service lane and into the garage with roller door.

Well presented throughout, this excellent period family home simply demands an early inspection and viewings are strongly advised.



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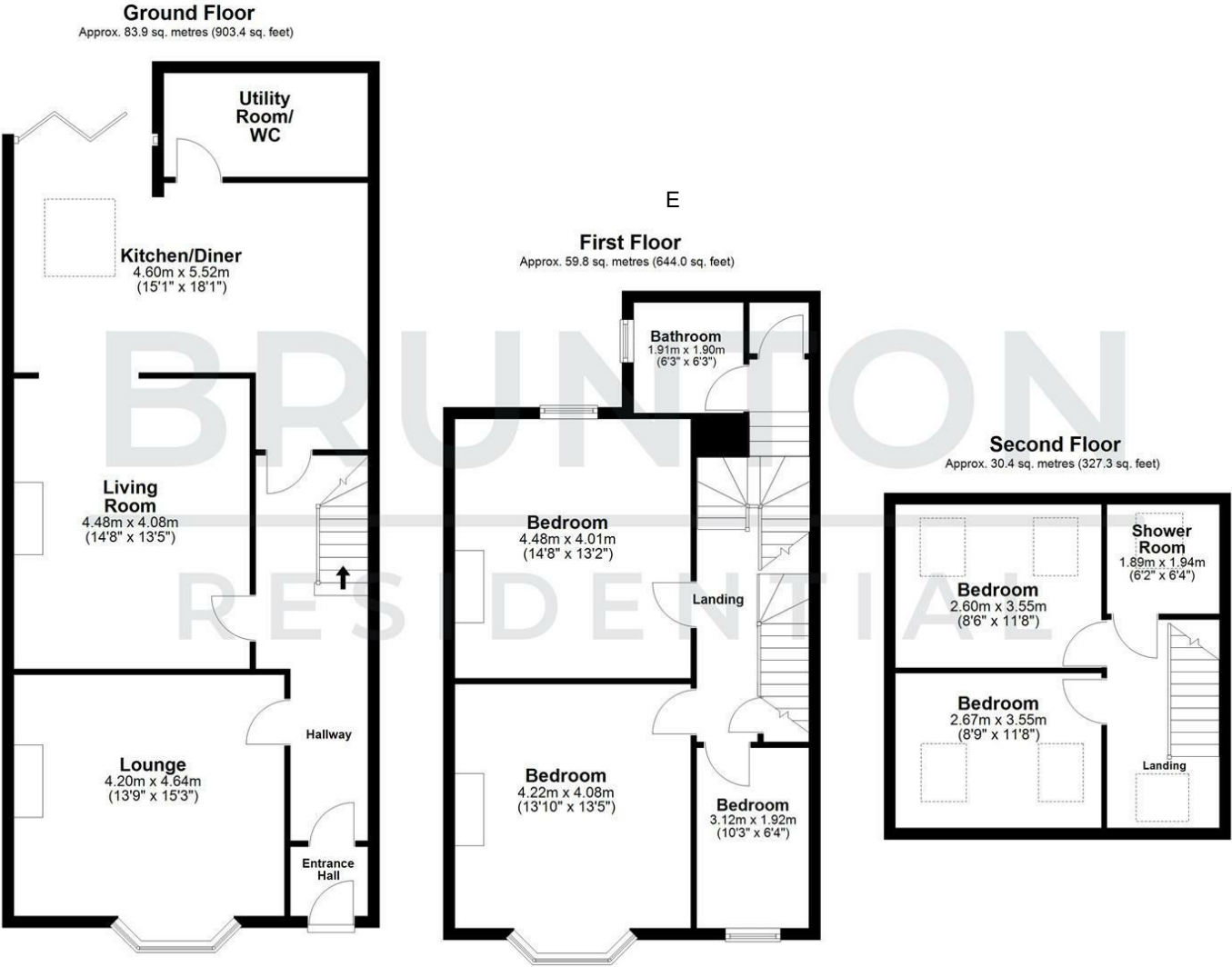
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TENURE : Freehold

LOCAL AUTHORITY : Newcastle City Council

COUNCIL TAX BAND : E

EPC RATING :



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	