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DUNNOCK PLACE, WIDEOPEN, NE13

Offers Over £250,000

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Delightful three-bedroom family home situated on Dunnock Place in Wideopen, Newcastle Upon Tyne.

This modern family home offers a well-thought-out layout over two floors. The ground floor features a spacious lounge, dining room, modern kitchen, useful utility room, and convenient downstairs WC. The first floor hosts three well-proportioned bedrooms, with the master bedroom benefiting from an en-suite, and a family bathroom serving the remaining bedrooms. The property further benefits from a garage, off-street parking for two cars, and an enclosed, south-facing rear garden.

Situated in Wideopen, this property is in close proximity to a range of everyday amenities including local shops, leisure facilities, and green spaces. The area is well-served by reputable schools and offers excellent transport links for commuting to Newcastle city centre and the surrounding areas.

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The internal accommodation comprises: An entrance vestibule that leads into a spacious lounge with a front aspect window. The lounge flows into a dining room with French doors opening out to the rear garden. To the right is a well-equipped kitchen with integral appliances, wall and base units providing ample storage and work surface space. The kitchen leads into a useful utility room, which includes a WC and an access door to the exterior.

Stairs from the dining room lead up to the first-floor landing, which gives access to three well-proportioned bedrooms, with the master benefiting from its own en-suite shower room. A family bathroom serves the remaining two bedrooms.

Externally, the property features a driveway leading up to a single garage, offering off-street parking for two cars, with a lawned area to the right. To the rear is an enclosed garden, bordered by timber fencing and partially laid to lawn and paving with a south-facing aspect.



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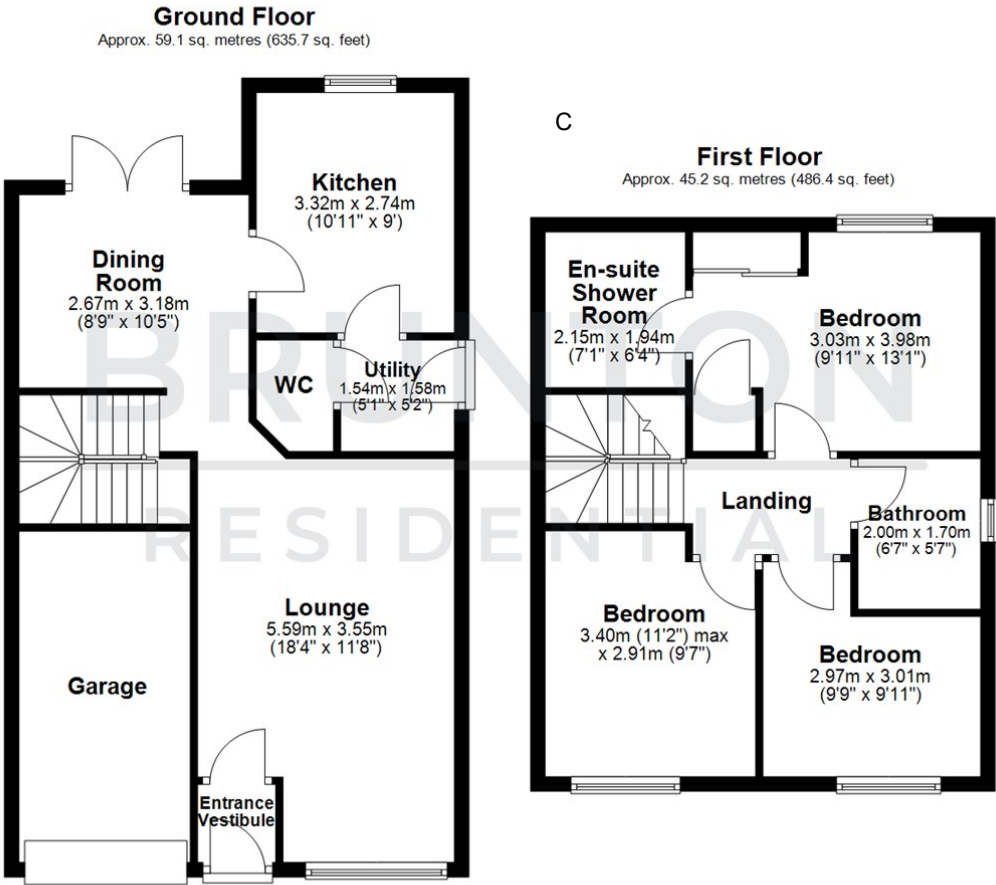
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TENURE : Freehold

LOCAL AUTHORITY : North Tyneside

COUNCIL TAX BAND : C

EPC RATING : B



All measurements are approximate and are for illustration only.
Plan produced using PlanUp.



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	