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HORSLEY ROAD, HIGH HEATON, NE7

Offers Over £190,000

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Semi Detached Home, Position on an Envious Corner Plot with Wrap Around Garden, Two Reception Rooms, Re-Fitted Kitchen, Three Bedrooms, Family Bathroom & Situated in a Prime Residential Location!

This semi-detached home is ideally located on Horsley Road, High Heaton. Horsley Road, which is tucked just off from Newton Road and Benton Roads, is placed just a stone's throw from the Coast Road, offering excellent links to the Coast, Newcastle City Centre and beyond.

Perfectly placed to offer direct access to the shops and amenities of Heaton, Gosforth and Jesmond, with their excellent array of shops, cafes, restaurants and transport links. This desirable home also benefits from being within close proximity to outstanding local schooling.

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The internal accommodation comprises: an entrance hallway providing access to the staircase leading to the first-floor landing, the lounge and the kitchen. The reception room/lounge to the left-hand side of the hallway offers views to the front aspect. The rear dining room, with views overlooking the paved courtyard garden, includes a feature fireplace and built in storage cupboard, and offers a door leading through to the kitchen. The re-fitted kitchen is fitted with a range of wall and base units and provides access to the rear garden.

The first-floor landing gives access to three bedrooms, a family bathroom and separate WC. All three bedrooms could be considered doubles, with two position to the rear elevation and the principle bedroom offering views to the front aspect. The family bathroom with tiled walls and a separate WC completes the accommodation at first floor level.

Externally, to the rear of the property, the garden offers a large paved seating area with fenced boundaries. To the front is an area laid mainly to lawn with mature hedged boundaries offering a good degree of privacy.

This great home should appeal to a wide range of the market place and as such, early viewings are advised!



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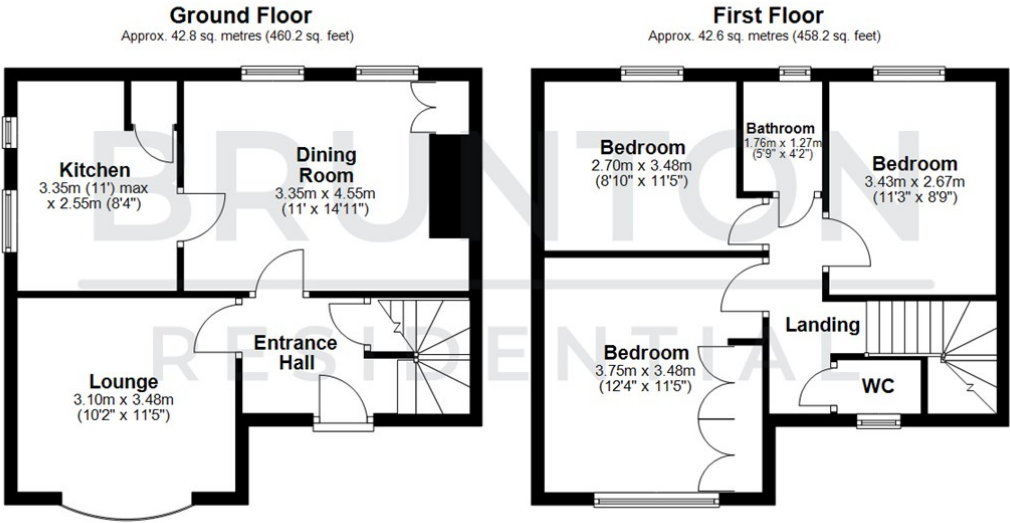
TENURE : Freehold

LOCAL AUTHORITY : Newcastle CC

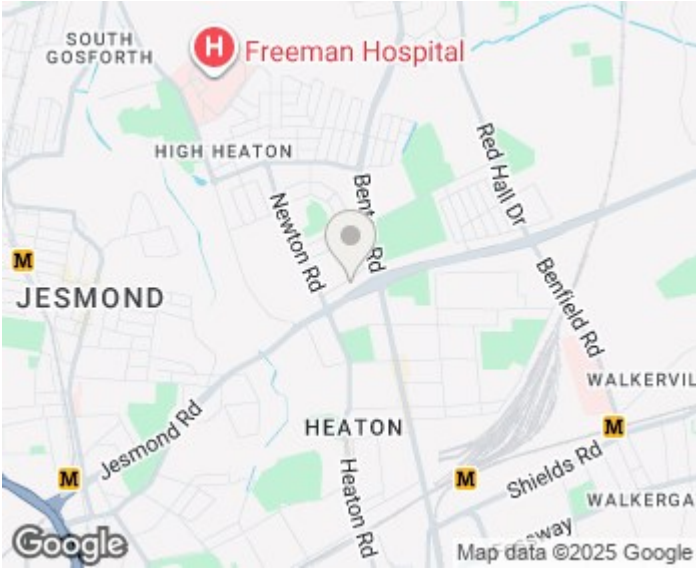
COUNCIL TAX BAND : B

EPC RATING :

B



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



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

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