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BARONY GROVE, GREYSTOKE, NE20

Offers Over £450,000

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Modern four-bedroom detached home on Barony Grove in Greystoke Park, Twizell.

This well-presented two-storey home features a spacious lounge, a large kitchen/dining room, a useful utility, and a convenient WC on the ground floor. The upper floor hosts four well-proportioned bedrooms, with the principal benefiting from an en-suite shower room, while a family bathroom serves the remaining rooms. The property further benefits from an integral garage, off-street parking, and a generous enclosed rear garden.

The property is ideally positioned a short drive away from local shops, supermarkets, and highly regarded schools. The nearby village of Ponteland offers a variety of amenities including cafés, restaurants, leisure facilities, and green open spaces. Excellent transport links are available with regular bus services and convenient access to the A696, providing direct routes into Newcastle city centre and beyond, while Newcastle International Airport is also just a short drive away. EPC rating C - Freehold - Council Tax Band F.

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The internal accommodation comprises: The front door opens to an entrance hallway with stairs leading to the first floor. To the left is a spacious lounge featuring a fireplace and a walk-in front aspect bay window. To the rear of the hallway is a large modern kitchen/dining room, fitted with integral appliances and offering ample floor and wall units providing excellent storage and work surface space. Bi-fold doors from this area open onto the rear garden. Additionally, there is under-stair storage accessed from the dining area.

To the right of the dining room is a useful utility room with a further door leading out to the rear garden, as well as access to a convenient ground floor WC. A door from the dining room also provides access to the integral garage.

The first-floor landing gives access to four well-proportioned bedrooms. The master, located to the front right, benefits from an en-suite shower room, while bedroom two, to the rear left, features built-in wardrobes. The family bathroom comprises tiled walls, a WC, washbasin, and a bath with overhead shower. The en-suite shower room is fitted with tiled floors, a WC, washbasin, and walk-in shower cubicle. A useful storage cupboard located just off the landing completes the first-floor accommodation.

Externally, to the front, the property benefits from a double driveway providing off-street parking for two cars, as well as a lawned area to the left. To the rear is a generous enclosed garden with timber fencing, predominantly laid to lawn with a block-paved patio area, providing a versatile outdoor space.



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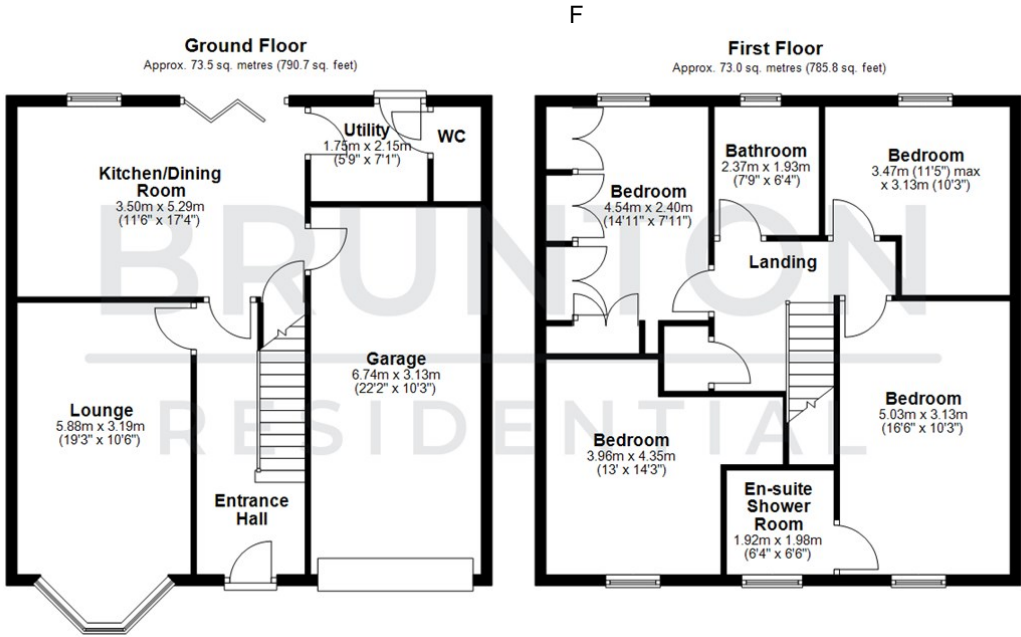
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TENURE : Freehold

LOCAL AUTHORITY : Northumberland CC

COUNCIL TAX BAND : F

EPC RATING : C



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

