

**BRUNTON**  
RESIDENTIAL



**HALTON DRIVE, WIDEOPEN, NE13**  
Offers Over £250,000

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Brunton Residential are delighted to offer to the market this extended two-bedroom semi-detached bungalow located on Halton Drive, within the highly sought-after Woodlands Park development. The property benefits from off-street parking, a range of recent upgrades throughout including a spacious rear extension, creating a versatile living space ideal for couples, downsizers, or small families.

Local schools include Hazlewood Primary, Greenfields Community Primary, and North Gosforth Academy. The area is well-connected by bus services to Newcastle and Blyth, and offers easy access to the A1, A19, and Newcastle train station.

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The welcoming entrance leads into a stylish living room featuring a bay window that floods the space with natural light, complemented by a neutral colour palette and a contemporary fireplace. The modern kitchen is a true highlight beautifully fitted with sleek cabinetry, integrated appliances, and a breakfast bar with seating.

There are two generously sized bedrooms, each tastefully decorated, with ample storage and large windows creating a light and peaceful atmosphere. The family bathroom is modern and well-appointed.

Outside, the property a generous lawn area with a paved path, mature planting, and a charming seating nook, perfect for enjoying sunny afternoons. The front of the bungalow offers private driveway parking and access to a garage.

This delightful home is move in ready and ideally suited for downsizers, couples, or anyone seeking single-level living with outdoor space and modern comfort.



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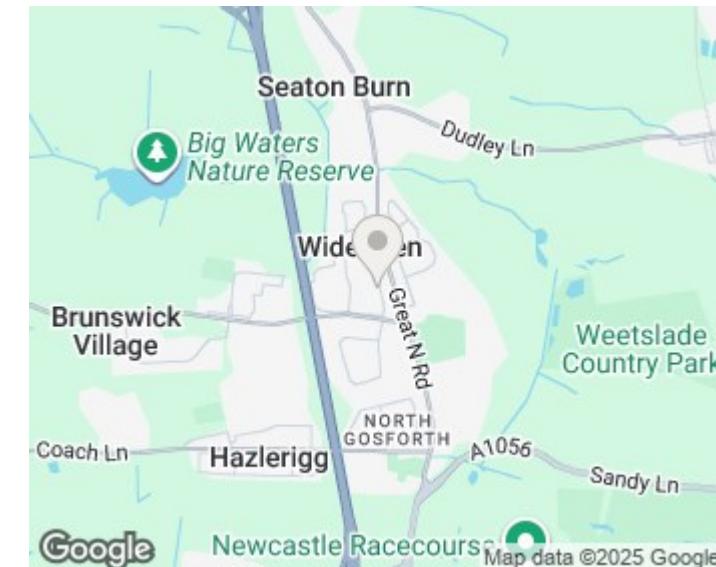
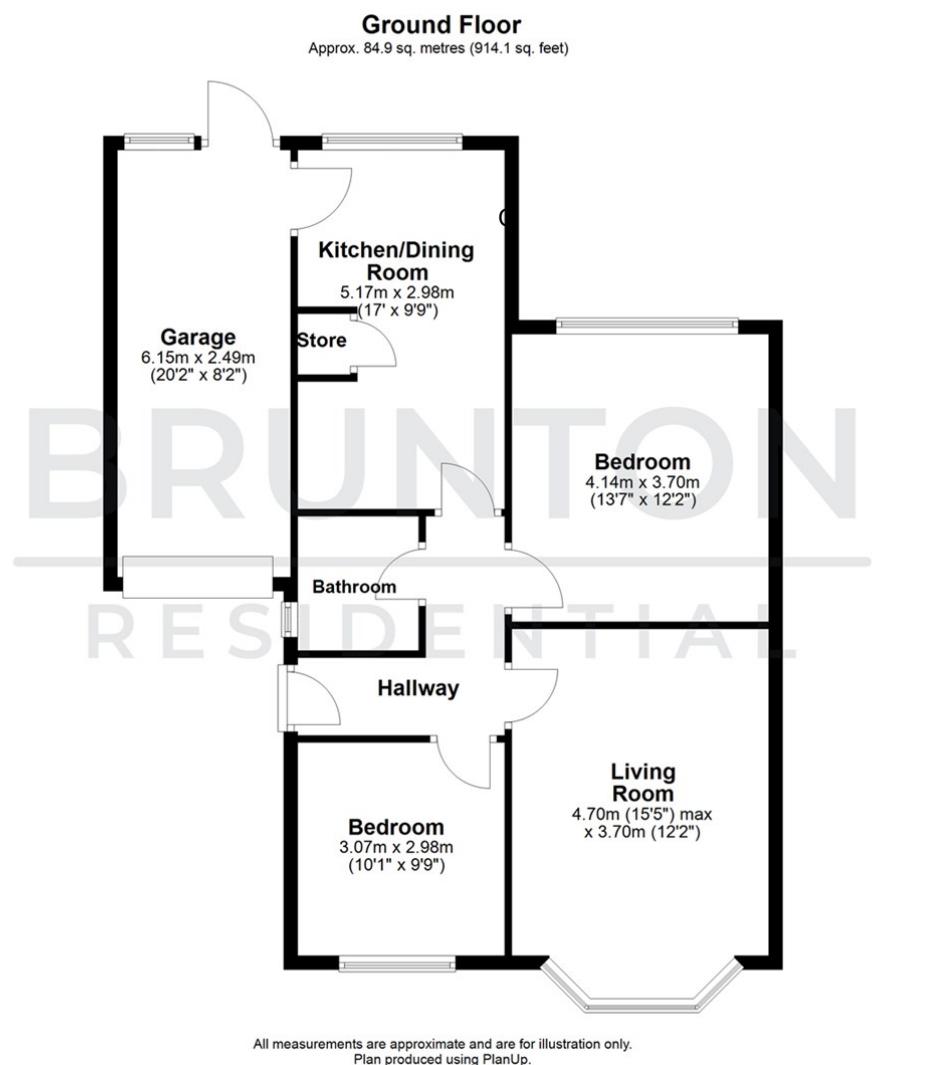
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TENURE : Leasehold

LOCAL AUTHORITY : North Tyneside

COUNCIL TAX BAND : C

EPC RATING : D



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		
England & Wales		
EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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Not environmentally friendly - higher CO <sub>2</sub> emissions		
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