

BRUNTON

RESIDENTIAL



HIGH MEADOWS, NEWCASTLE UPON TYNE, NE3

Offers Over £110,000

BRUNTON

RESIDENTIAL





BRUNTON

RESIDENTIAL

BRUNTON

RESIDENTIAL

*** This Property Is Sold Subject To Contract***

Mid Terrace Home Boasting an impressive 18ft Living Room, Full Width Kitchen, Two Fantastic Double Bedrooms & Well Appointed Shower Room, with Off Street Parking.

This delightful, mid-terrace home is ideally placed to the south backing side of High Meadows, Kenton. High Meadows, which is tucked just off from Burnfoot Way and Wycliffe Avenue, is situated close to Gosforth with its excellent array of shops, cafes and restaurants.

The property is also positioned close local schooling, road transport links into Newcastle City Centre and also to the A1, providing excellent links throughout the region.

BRUNTON

RESIDENTIAL

BRUNTON

RESIDENTIAL

*** This Property Is Sold Subject To Contract***

Upon entering the property, a small entrance porch leads into the generous living room enjoying excellent natural light from the front aspect window. The open staircase adds to the sense of space and flow through the home, while maintaining an inviting and comfortable atmosphere. To the rear, the fitted kitchen offers a practical and contemporary layout, complete with a good range of cabinetry, integrated oven with gas hob and extractor, and ample worktop space.

The first floor provides two well presented bedrooms and a fully tiles bathroom comprising a WC, washbasin and bath with overhead shower.

Externally, the property boasts a private enclosed rear garden designed with easy maintenance in mind. The front of the property features a driveway offering off-street parking for one car.

BRUNTON

RESIDENTIAL

TENURE : Leasehold

LOCAL AUTHORITY : Newcastle CC

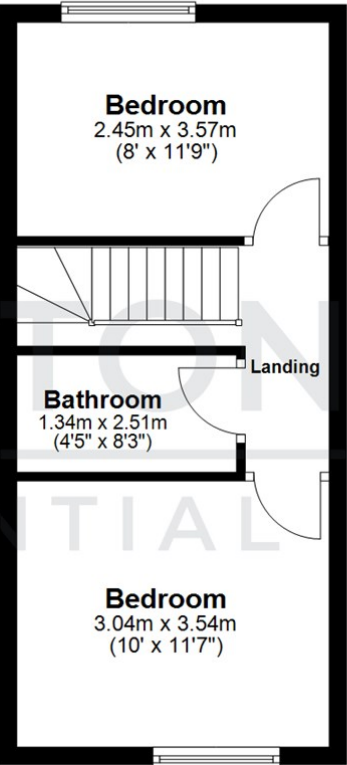
COUNCIL TAX BAND : A

EPC RATING : C

Ground Floor
Approx. 31.0 sq. metres (333.5 sq. feet)



First Floor
Approx. 29.5 sq. metres (317.2 sq. feet)



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		86
(81-91) B		
(69-80) C	70	
(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		