

SIGNATURE

NORTH EAST

OFFICIALLY RATED THE NO.1 ESTATE AGENT IN THE NORTH EAST





📍 Hotspur North, Newcastle Upon Tyne NE27 0GN

Hotspur North, Newcastle Upon Tyne NE27 0GN

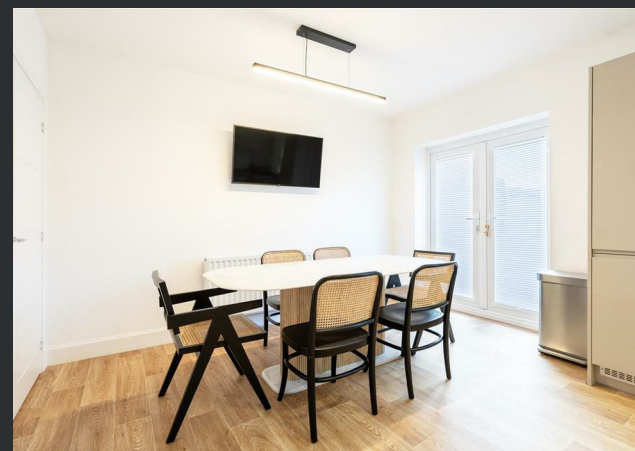
Offers Over £335,000

Signature North East proudly presents this impressive four-bedroom detached property, ideally located in Backworth. Offering generous room sizes in a great location, the home benefits from close proximity to the beautiful coast and excellent transport links, including Northumberland Park Metro Station. This is a brilliant area for families, within walking distance of Backworth Park Primary School, and conveniently positioned near local amenities such as Northumberland Retail Park.

Entering the property, you are welcomed by a central hallway with access to a convenient W.C. The first room is the spacious and bright living room, offering ample space for desired furnishings and enhanced by a large box bay window. To the rear, the open plan kitchen/dining area comfortably accommodates a dining table. The kitchen provides a plethora of storage via attractive wall and base units, complemented by generous worktop space and integrated appliances including a fridge freezer, washing machine, dishwasher, double oven and hob. Elegant French doors lead directly to the rear garden.

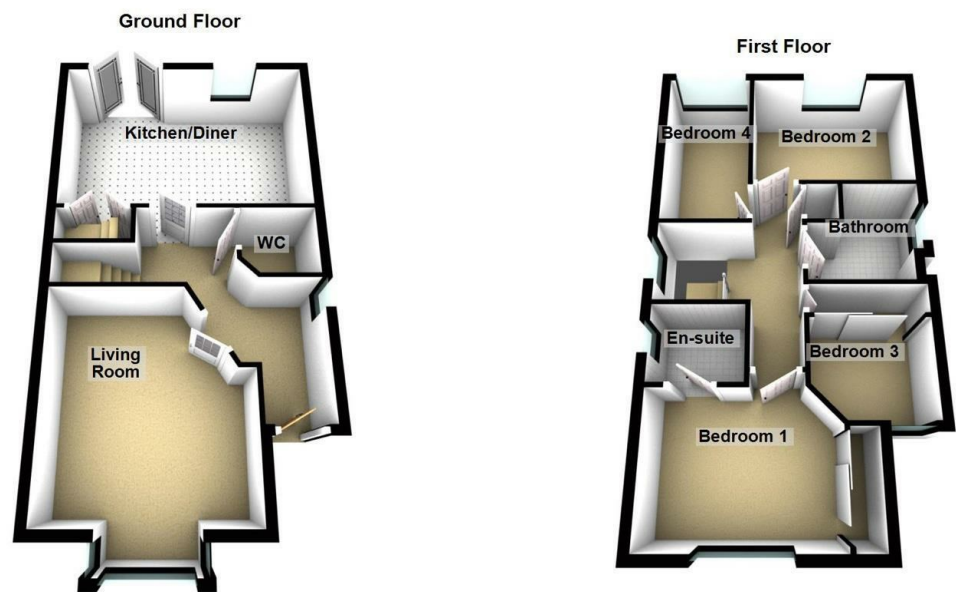
Continuing to the first floor, the property offers four well-proportioned bedrooms. Bedrooms one, two and three can accommodate double beds alongside additional furnishings, with bedroom one further benefiting from sliding door wardrobes and a private en-suite comprising W.C., hand basin and shower. Bedroom three also features sliding door wardrobes, while bedroom four is ideal for a single bed with extra furnishings. Completing this level is the family bathroom, fitted with a bathtub, hand basin and W.C.

Externally, the home features a pleasant rear garden laid to lawn with ample patio area, perfect for outdoor furniture and entertaining. To the side of the property there is a garage and a driveway providing off-street parking for up to two vehicles.



PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.

PROPERTY FLOORPLAN



Total area: approx. 99.7 sq. metres (1073.2 sq. feet)

Measurements:

- Living Room
14'2" x 12'11"
- Kitchen / Diner
11'8" x 17'8"
- WC
3'11" x 4'9"
- Bedroom One
7'10" x 11'8"
- En Suite
5'11" x 5'2"
- Bedroom Two
8'8" x 10'8"
- Bedroom Three
7'6" x 6'2"
- Bedroom Four
11'10" x 5'10"
- Bathroom
8'4" x 7'6"

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		93
(81-91) B	83	
(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 





More 5 Star Customer Reviews than any other Agent based in the North East on allAgents.co.uk



SALES

LETTINGS

FINANCE

LAW

WE COVER THE WHOLE OF THE NORTH EAST

Whitley Bay
0191 251 3344

Cramlington
01670 897 213

Tynemouth
0191 296 6689

Morpeth
01670 513 966

Ponteland
01661 820 082

Wallsend
0191 432 4151

Alnwick
01665 511 800

Heaton
0191 432 4275

Forest Hall
0191 266 9966

Other locations
0191 640 3523

Newcastle
0191 640 2284

Durham
0191 303 8252

Gosforth
0191 640 3523

Sunderland
0191 543 6390

Whickham
0191 432 5102

Gateshead
0191 432 4294

Jesmond
0191 281 1037

Killingworth
0191 640 3602

Ryton
0191 413 9845

Head Office &
Lettings
0191 253 4815

*Highest recommended 5-star reviews than any other Estate Agent based in the North East on allAgents.co.uk - The UK's Largest Customer Review Website for the Property Industry & Awarded Best Estate Agency 2018 & 2019 - North East England by SME News