

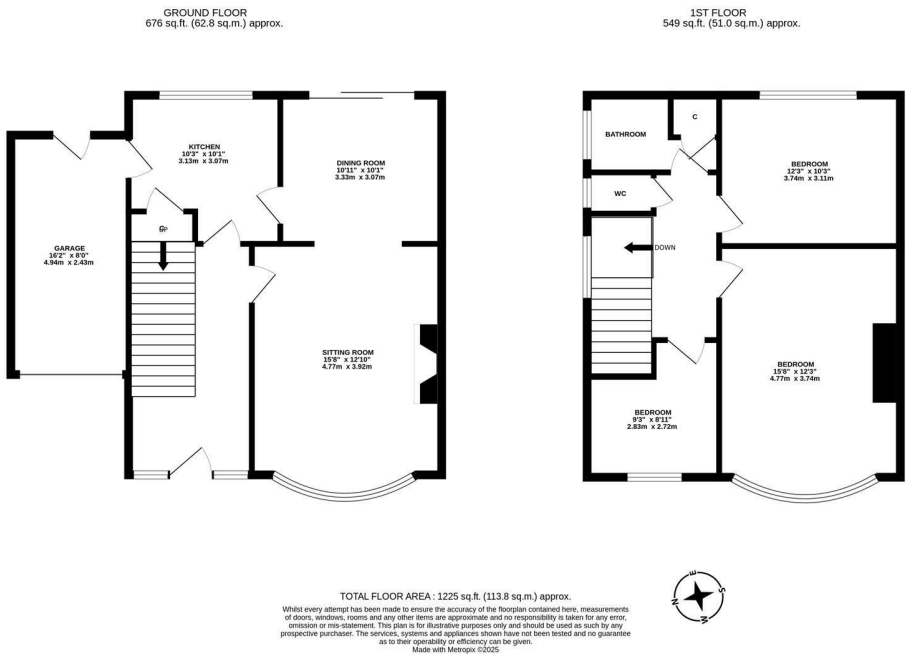


Priced to reflect cosmetic updating, this three bedroom, 1950's semi-detached family home is ideally located on Montagu Avenue, Gosforth. The property itself is well positioned to give easy access to the shops, cafés, restaurants and transport links of Gosforth High Street as well as Newcastle's Town Moor which are both only a short walk away.

The accommodation briefly comprises: entrance hall with stairs to first floor; sitting room with walk in bay, open to dining room with sliding doors leading to the rear garden; kitchen with fitted units, work surfaces and under-stairs storage cupboard; integral garage with rear door access to the garden. The first floor landing gives access to; three bedrooms, bedrooms one and two both comfortable doubles; family bathroom with storage cupboard and separate WC. Externally, a block paved front driveway providing off-street parking, leading to the integral garage providing off-street parking/storage. To the rear, a delightful mature garden, enclosed and laid mainly to lawn with an array of planting, paved pathways and a patio seating area together with fence and hedge boundaries.

1950's Semi-Detached Family Home | 1,225 Sq ft (113.8m2) | Three Bedrooms | Sitting Room to Dining Room | Kitchen | Bathroom with Separate WC | Integral Garage | Front Driveway | Delightful Rear Garden | Freehold | Council Tax Band D

EPC: D



Offers Over £325,000

**IMPORTANT NOTE:** These particulars and the descriptions and measurements herein do not constitute representation and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.

