



With a west facing rear garden and a garage!  
 Positioned on an enviable corner plot, this three bedroom terrace is ideally located on the west backing side of Harley Terrace, Gosforth. Harley Terrace, a stone's throw from excellent local schools, is within walking distance to the shops, cafés and restaurants of Gosforth High Street and within close proximity to Gosforth's Central Park and South Gosforth Metro Station.

The accommodation briefly comprises: entrance porch through to entrance hall with stairs to first floor; sitting room with walk in bay and feature fireplace; kitchen diner with a range of fitted units, work surfaces, some integrated appliances, spot lighting, rear door access to the garden and storage cupboard; lounge with feature fireplace. The split level first floor landing gives access to three bedrooms; bedrooms one and two both comfortable doubles, bedroom one with walk in bay and sliding door wardrobe storage and bedroom two with feature fireplace and wardrobe storage; bathroom complete with four piece suite including storage cupboard, dual windows and spot lighting.

Externally, a delightful wrap around front and side garden laid mainly to lawn with a paved pathway and hedge boundary and to the rear, an enclosed west facing lawned garden with a paved patio area and a paved pathway leading to a generous out-building/garage providing storage/parking. Early viewings are advised!

Three Bedroom Terrace | 1,193 Sq ft (110.8m<sup>2</sup>) |  
 Sitting Room | Lounge | Kitchen Diner | Bathroom with Four Piece Suite | Wrap Around Front & Side Garden | West Facing Rear Garden | Garage/Out-Building | GCH & DG | Great Location | Freehold | Council Tax Band C | EPC: C

EPC = C

**Offers Over £350,000**

**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.

