

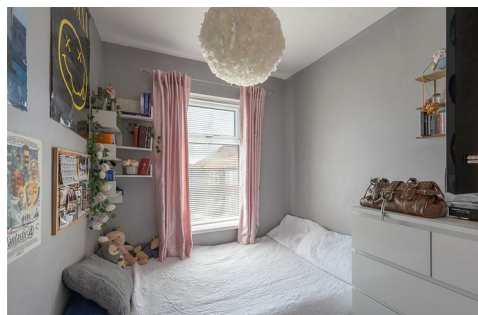


With open aspect views out over the park to the rear, a delightful 1930's semi-detached home ideally located on Dene Avenue, South Gosforth. A quiet cul-de-sac tucked off Dene Grove is conveniently situated, close to excellent local schools, South Gosforth Metro Station, Sainsbury's Local and within walking distance to Gosforth High Street.

Well presented throughout, the accommodation briefly comprises: entrance porch; sitting room with stairs to first floor, spot lighting and walk in bay; kitchen diner with a range of fitted units, work surfaces and spot lighting; utility room with door access to the garden; integral garage providing parking/storage. The first floor landing gives access to; three bedrooms, bedrooms one and two both comfortable doubles and bedroom one also with fitted wardrobe storage; family bathroom complete with four piece suite including a free standing bath and step in shower, spot lighting and fully tiled.

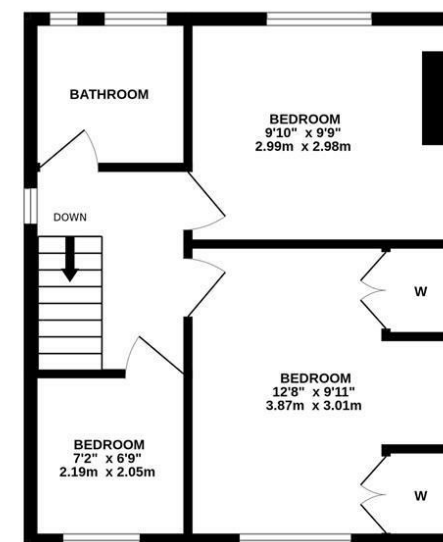
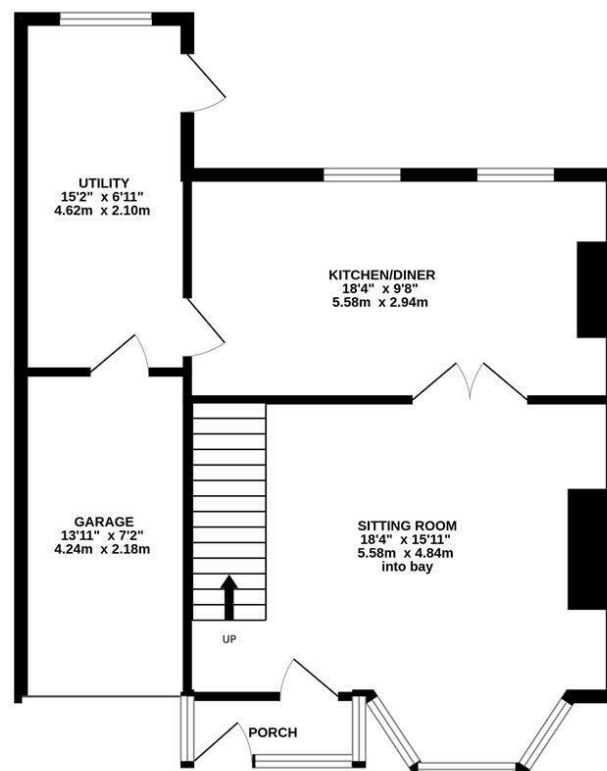
Externally, a mature front garden and block paved driveway providing off-street parking, leading on to the garage. To the rear a delightful enclosed garden, split level and laid to both block paving providing a patio area and a lawned garden with a mixture of planting. Early viewings are essential to avoid disappointment!

1930's Semi-Detached | 1,049 Sq ft (97.4m²) |
Three Bedrooms | Sitting Room | Kitchen Diner
| Utility Room | Bathroom | Garage | Front
Driveway & Garden | Enclosed Rear Garden |
Cul-De-Sac Location | Freehold | Council Tax
Band | EPC: Rating C



GROUND FLOOR
644 sq.ft. (59.9 sq.m.) approx.

1ST FLOOR
404 sq.ft. (37.6 sq.m.) approx.



TOTAL FLOOR AREA : 1049 sq.ft. (97.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Matplan ©2020

Offers Over £400,000

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.

