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- 4 Bed Detached House
- Open Plan Lounge with Fireplace
- Family Bathroom and En Suite Shower
- Fabulous Opportunity
- Would Benefit from Cosmetic Updating
- Dining Room with Patio Doors
- Attached Garage
- Cloakroom/WC
- Kitchen with Separate Utility
- Lovely Private Garden

A well presented 4 bedroomed detached family house, which would benefit from cosmetic updating, presenting a fabulous opportunity for the successful purchaser to create a superb property to their own taste and requirements. With gas fired central heating and sealed unit double glazing, the Reception Hall leads to the Cloakroom/WC, fitted with a low level wc and wash basin. The focal point of the open plan Lounge is a coal effect real flame gas fire within an attractive painted surround. The Dining Room has patio doors opening to the rear garden and the 'L' shaped Kitchen is fitted with a range of units, sink unit, split level double oven with 4 ring gas hob and extractor over. There is a separate Utility Room with wall and base units, sink unit, plumbing for a washer, storage cupboard and door to the side. Stairs lead from the lounge to the First Floor Landing, with cupboard housing the central heating boiler and access to the loft. Bedroom 1 is to the rear and has an En Suite Shower/WC with low level wc, pedestal wash basin with mirror fronted cabinet over and shower enclosure with mains shower unit. Bedroom 2 is to the front and has built in wardrobes. Bedroom 3 is also to the front. Bedroom 4 has wall to wall fitted and built in wardrobes and is to the rear. The Bathroom/WC is fitted with a low level wc, pedestal washbasin and panelled bath with shower mixer. The Garage is attached with up and over door.

Externally, the well tended Front Garden is lawned with a range of plants and shrubs and driveway to the garage. The Rear Garden is private and ideal for family use, with a patio, lawn, borders housing a collection of plants and shrubs and a shed.

Longborough Court is pleasantly situated in a cul-de-sac within this sought after development. Well placed for Jesmond Dene and the Freeman Hospital, there are good road and public transport links, including the Metro system, for excellent access into the city and throughout Tyneside.

Reception Hall 7'9 x 2'9 (2.36m x 0.84m)

Cloakroom/WC 6'10 x 3' (2.08m x 0.91m)

Open Plan Lounge 15'8 x 13'2 (4.78m x 4.01m)

Dining Room 10'8 x 9' (3.25m x 2.74m)

Kitchen 10'9 x 9'9 (3.28m x 2.97m)

Utility Room 5'9 x 13'10 (max) (1.75m x 4.22m (max))

First Floor Landing

Bedroom 1 9'6 x 12'9 (max) (2.90m x 3.89m (max))

En Suite Shower/WC 4'11 x 7'6 (max) (1.50m x 2.29m (max))

Bedroom 2 10'8 x 8'10 (3.25m x 2.69m)

Bedroom 3 9'6 x 8'5 (2.90m x 2.57m)

Bedroom 4 7'6 x 9'10 (max to back of 'robes) (2.29m x 3.00m (max to back of 'robes))

Bathroom/WC 6'8 x 6'6 (2.03m x 1.98m)

Garage 17'6 x 8'2 (5.33m x 2.49m)



Energy Performance: Current D Potential C

Council Tax Band:

Distance from School:

Distance from Metro:

Distance from Village Centre:

These particulars do not constitute or form part of an offer nor may they be regarded as representative. All interested parties must themselves verify their accuracy. It is not company policy for any gas, oil or electrical appliances to be tested and purchasers must satisfy themselves as to their working order. Measurements are approximate, floor plans are not to scale and are for illustration purposes only.