



- 4 Bed Detached House
- Lounge with Bay
- Utility and separate Cloaks WC
- Council Tax Band F / EPC Rating B

- Sought After Development
- 20' Family Room with French Doors
- En-Suite Shower & Family Bathroom

- Delightful Open Aspect to the Front
- Kitchen/Diner with French Doors
- Garage & Gardens



This well presented 4 bedroomed detached house is delightfully situated on the periphery of this sought after development, with lovely aspect to the front. Located within a small cul-de-sac and with gas fired central heating and sealed unit double glazing, the property was built by Bellway in 2015. The Reception Hall has Karndean flooring and leads to the Lounge with bay to the front. The 20' open plan Family Room also has Karndean flooring, French doors to the rear garden and is open to the Kitchen Diner, well fitted with a good range of units with split level double oven, 4 ring gas hob and ceiling suspended stainless steel/glass extractor hood over, integral fridge, freezer and dishwasher with matching doors and French doors to the rear garden. Stairs lead from the Family Room to the First Floor landing, with access to the loft and airing cupboard housing the hot water system. Bedroom 1 enjoys lovely views to the front and has an En Suite Shower/WC with low level wc, pedestal wash basin and double shower cubicle with mains shower unit. Bedroom 2 has a range of built in wardrobes and is to the rear, as is Bedroom 3. Bedroom 4 is superbly fitted as a dressing room with a good range of wardrobes, drawer units, shelving and dressing table. The family Bathroom/WC has a low level wc, pedestal wash basin and panelled bath. The Garage is attached.

Externally, the Front Garden is lawned with double width driveway to the garage. The enclosed South facing Rear Garden is ideal for family use with sandstone patio, lawn, and raised planters.

Jameson Fields is a small development just to the North of Ponteland, with good access to a wide range of facilities with schools for all ages, excellent variety of shops including Waitrose, good choice of pubs and restaurants and a number of sporting and leisure facilities. Ponteland is within excellent commuting distance of Newcastle and is well placed for access to Newcastle International Airport.





Energy Performance: Current B Potential A

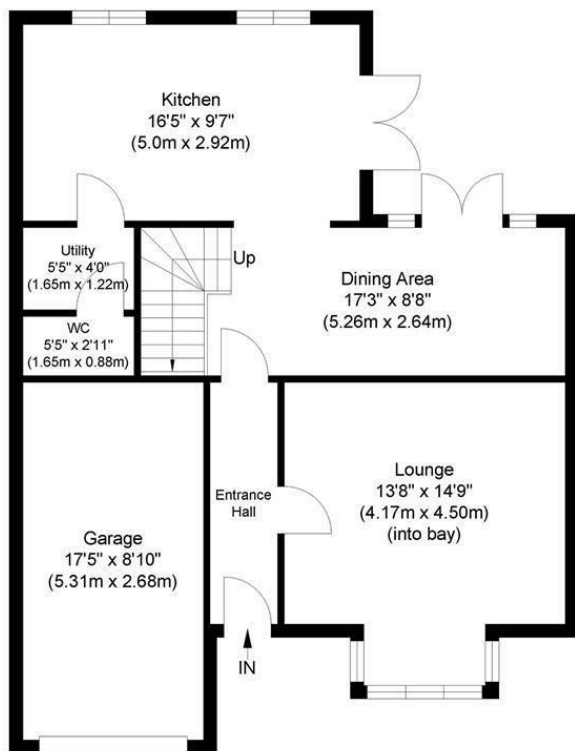
Council Tax Band: F

Distance from School:

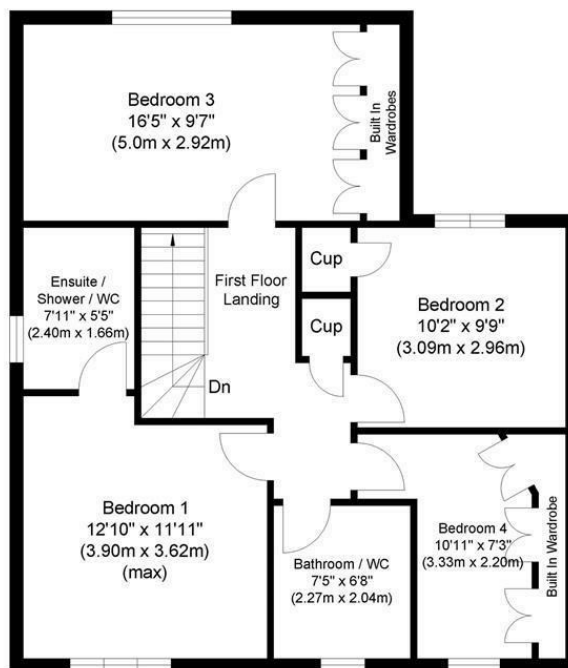
Distance from Metro:

Distance from Village Centre:





Ground Floor  
Approximate Floor Area  
740.23 sq. ft.  
(68.77 sq. m)



First Floor  
Approximate Floor Area  
736.25 sq. ft.  
(68.40 sq. m)

Illustration for identification purpose only, measurements are approximate, not to scale.



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.