



- 2 Bed Link Detached Bungalow
- Lounge with Patio Doors
- Garage & Utility Room
- Great Opportunity

- In Need of Updating
- Fitted Kitchen
- Courtyard Garden

- Open Plan Dining Hall
- Bathroom/WC with Mains Shower
- Lovely Location



A great opportunity to purchase a 2 bedroomed link detached bungalow, pleasantly and conveniently situated just off Stamfordham Road. In need of updating, this property is ideal for someone wanting to 'make their own mark' and create a superb home to their own taste and requirements. A path with imitation lawn and stocked border leads to the front door. The Entrance Hall, with double cloaks cupboard, leads to the Open Plan Dining Hall, with cupboard housing the combi boiler. The focal point of the Lounge is a tiled fireplace and patio doors open to the courtyard garden. The Kitchen is fitted with wall and base units, with sink unit and split level oven with 4 ring ceramic hob. A Night Hall, with storage cupboard, leads to Bedroom 1, a dual aspect room with a good range of fitted wardrobes and storage cupboards. Bedroom 2 is to the front and has built in wardrobes and a fitted dressing table. The Bathroom/WC is fitted with a low level wc, pedestal wash basin and panelled bath with mains shower over. The 19' Garage is attached and there is a Utility Room, with plumbing for a washer and door to the front.

Externally, there is a private South West facing Courtyard Garden, paved with a central bed housing plants and shrubs.

Pilton Walk is quietly but conveniently located for local amenities. There is good access to the A1 and A69, with excellent road and public transport links into the city. Westerhope is also well placed for Newcastle International Airport.

**Entrance Hall 5'8 x 5'2 (max) (1.73m x 1.57m (max))**

**Open Plan Dining Hall 10'11 x 7'9 (+recess) (3.33m x 2.36m (+recess))**

**Lounge 16'0 x 12'2 (4.88m x 3.71m)**

**Kitchen 7'11 x 7'6 (2.41m x 2.29m)**

**Night Hall**

**Bedroom 1 14'10 x 9'8 (max into 'robes) (4.52m x 2.95m (max into 'robes))**

**Bedroom 2 12'4 x 9'0 (3.76m x 2.74m)**

**Bathroom/WC 7'10 x 5'10 (2.39m x 1.78m)**

**Garage 19'7 x 7'9 (5.97m x 2.36m)**

**Utility Room 7'9 x 7'1 (2.36m x 2.16m)**



Energy Performance: Current D Potential B

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.