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- 2 Bed Semi Detached Bungalow
- Conservatory
- Garage with Electric Door
- Well Placed for Amenities

- Scope for Some Updating
- Kitchen
- Easy Maintenance Gardens

- Lounge
- Shower/WC
- Sought After Location

A 2 bedroomed semi detached house, conveniently situated within a pleasant cul-de-sac, with excellent access to local amenities. With gas fired central heating and sealed unit double glazing, there is scope for some cosmetic updating, with this being a wonderful opportunity to create a lovely home to the purchasers' own taste and requirements. The Entrance Hall, with double cloaks cupboard, leads to the Lounge, with feature fire surround and wall lights. The Kitchen is fitted with a range of wall and base units, sink unit, split level oven, 4 ring gas hob and cupboard housing the central heating boiler. An Inner Hall leads to the bedrooms, with Bedroom 1 having a range of fitted wardrobes and sliding patio doors to the Conservatory, overlooking and with door to the rear garden. Bedroom 2 has built in wardrobes with sliding doors and is to the front. The Shower Room/WC is fitted with a wc with concealed cistern, vanity unit with wash basin and mirror and light over, and shower cubicle with electric shower. The Garage is attached and has an electric roller shutter door.

Externally, the Front Garden is gravelled with central bed, shrubs to the borders and driveway to the garage. The Rear Garden is paved for easy maintenance.

This property is situated within a cul-de-sac, with good access to schools for all ages, the park, wide range of shops, good choice of pubs and restaurants and a variety of sporting and leisure facilities. Ponteland is well placed for Newcastle International Airport and within excellent commuting distance of Newcastle upon Tyne.

**Entrance Hall 4'8 x 3'10 (1.42m x 1.17m)**

**Lounge 17'8 x 11'9 (5.38m x 3.58m)**

**Kitchen 14'7 x 11' (4.45m x 3.35m)**

**Inner Hall**

**Bedroom 1 17'8 x 11'3 (5.38m x 3.43m)**

**Conservatory 9'9 x 9' (2.97m x 2.74m)**

**Bedroom 2 8'8 x 6'10 (2.64m x 2.08m)**

**Shower Room/WC 14'8 x 7'8 (4.47m x 2.34m)**

**Garage 17'3 x 8'8 (5.26m x 2.64m)**



Energy Performance: Current D Potential B

Council Tax Band: D

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.