

# GILMORE ESTATES

Property Sales & Lettings



£325,000

, Woodside, Prudhoe, NE42 5PH

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Nestled in the exclusive residential estate of Woodside, Prudhoe, this charming detached bungalow offers a perfect blend of comfort and tranquility. With three well-proportioned bedrooms, this property is ideal for families or those seeking a peaceful retreat.

The heart of the home is the spacious kitchen, which is complemented by a convenient utility room, providing ample space for all your culinary needs. The inviting conservatory extends the living area, allowing natural light to flood in and offering a delightful space to relax or entertain while enjoying views of the surrounding greenery.

The bungalow also features an integral garage, ensuring secure parking and additional storage options. The garden is a true highlight, backing onto serene woodland, creating a private oasis where you can unwind amidst nature.

This property presents a wonderful opportunity to enjoy a comfortable lifestyle in a sought-after location. With its appealing features and tranquil surroundings, this bungalow is not to be missed.

## Entrance Hallway

4'11" x 13'9" (1.52 x 4.20)

Upvc entrance door to hallway, inset spotlights, loft access, cloaks cupboard, central heating radiator and door to garage.

## Lounge / Dining Room

17'7" x 18'11" (5.36 x 5.78)

Upvc Bow window to front aspect, central heating radiator, inset gas fire and inset spotlights.

## Kitchen

7'3" x 13'7" (2.21 x 4.16)

Wall and base units with Granite work surfaces, high level oven and microwave, Induction hob with extractor hood, 1.5 sink and drainer with mixer tap, inset spotlights, splashback's and upstands and Upvc window to side aspect.

## Utility Room

7'3" x 7'2" (2.21 x 2.19)

Wall and base units with laminate work surfaces, cupboard housing combi boiler, plumbed for washing machine, Upvc window to side aspect and Upvc glazed door to conservatory.

## Conservatory

12'8" x 8'10" (3.88 x 2.70)

Upvc conservatory with patio door to rear garden, Lantern ceiling, spotlights and central heating radiator.

## Bedroom One

9'0" x 10'10" (2.76 x 3.32)

Upvc window to rear aspect, fitted wardrobes, inset spotlights and central heating radiator.

## Bedroom Two

8'11" x 10'9" (2.74 x 3.3)

Upvc window to rear aspect, fitted wardrobes with mirrored doors and central heating radiator.

## Bedroom Three

7'3" x 9'1" (2.21 x 2.78)

Upvc window to front aspect, built in cupboard and central heating radiator.

## Bathroom

9'1" x 5'8" (2.78 x 1.74)

Walk in shower cubicle, WC and wash hand basin set into vanity unit, chrome towel rail, fully tiled walls and floor with under floor heating and inst spotlights.

## Garage

16'0" x 9'3" (4.90 x 2.84)

Roller door, Upvc window to side aspect, light and electric, loft access and door to hallway.

## Gardens

## Credit References and Deposit

Prospective tenants will be required to complete a credit referencing application payable whether successful or not. Prior to taking occupation of the property you will be required to pay a deposit of 1½ times the monthly rent, the first months rent in advance and an administration fee.

## Directions

