

BRUNTON
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CORBRIDGE AVENUE, WIDEOPEN, NE13

Offers Over £260,000

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Brunton Residential are delighted to bring to the market this stunning, extended three bedroom semi detached home, beautifully refurbished throughout and finished to an exceptional standard, this property is perfect for families and professionals alike, offering modern living spaces, stylish décor, and a private West facing rear garden ideal for entertaining.

Situated in a sought after residential area, this superb home offers easy access to local amenities, well regarded schools, and excellent transport links into Newcastle and beyond.

This is a truly turn key property, stylish, comfortable, and ready to move into. Early viewing is highly recommended.

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Upon entering you are welcomed into the spacious porch that leads to the bright and spacious hallway with contemporary herringbone flooring and a striking oak and black spindle staircase, setting the tone for the rest of the home.

The open plan lounge and dining area is generously proportioned, featuring a large bay window that floods the space with natural light. Tastefully decorated in soft neutral tones, it offers a comfortable and inviting setting for both relaxing and entertaining. To the rear, French doors open into a beautiful sun room, providing an additional living space that can be enjoyed year round, overlooking the landscaped garden.

The modern fitted kitchen is a true highlight of the home. Thoughtfully designed including high quality integrated appliances, it offers both practicality and elegance. The stylish grey subway tiles and patterned feature wall add a contemporary flair, while dual aspect windows keep the space light and airy. A separate utility room and convenient ground floor WC add functionality, along with access to the integral garage store space.

Upstairs, the home continues to impress with three bedrooms, all beautifully presented with neutral décor and plush carpeting. The main bedroom enjoys lovely front aspect views, while the two additional bedrooms are perfect for children, guests, or use as a home office.

The luxurious family bathroom is exceptionally spacious and stylishly finished, featuring modern grey tiling, a double vanity unit, bath with rainfall shower over, and a dedicated dressing area.

To the rear, the landscaped garden has been designed for low-maintenance outdoor living, with a large paved patio area, artificial lawn, and seating space. To the front, the property benefits from a block paved driveway offering off street parking and access to the garage, alongside a neatly maintained lawn and mature hedging providing privacy.



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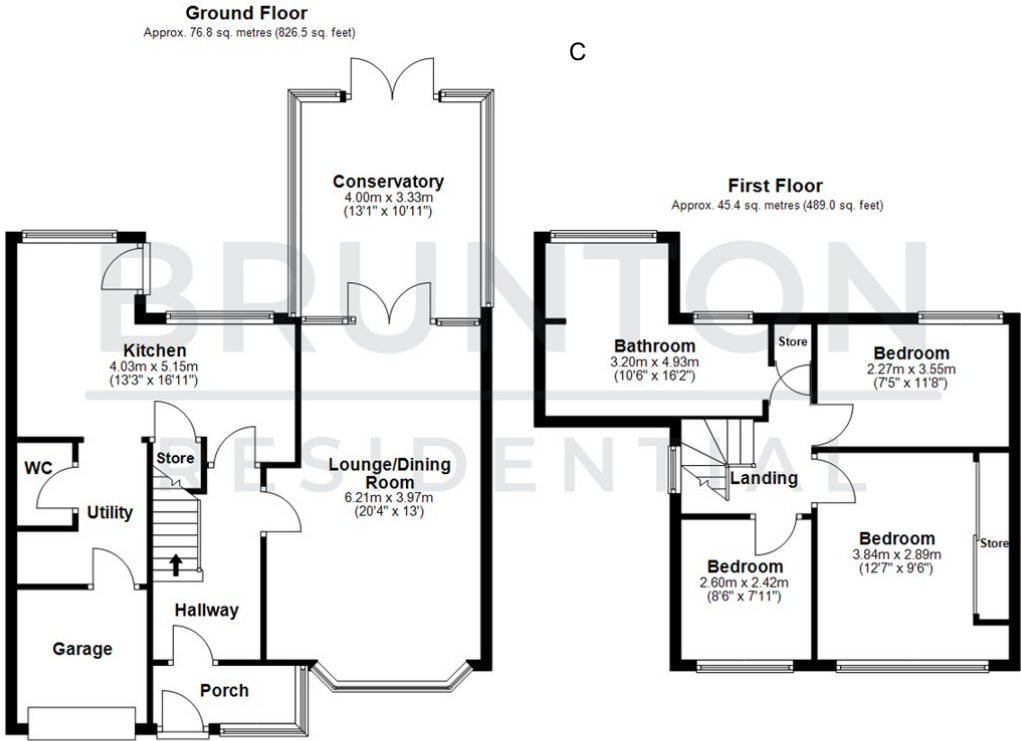
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TENURE : Leasehold

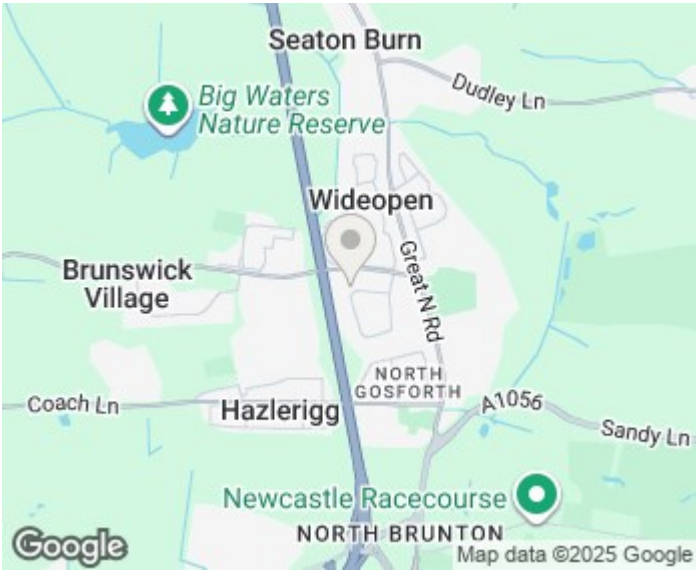
LOCAL AUTHORITY : North Tyneside Council

COUNCIL TAX BAND : C

EPC RATING : E



All measurements are approximate and are for illustration only.
Plan produced using PlanUp.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		84
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F	45	
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92-plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC