



Highfield Avenue, Northumberland Heath, DA8 1EL
Guide price £525,000 Freehold

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The Homes Group are delighted to present to the market this extended three bedroom chalet style home that is situated on a corner plot in a popular road in Northumberland Heath.

The accommodation comprises of an enclosed porch to the side of the house that leads into the entrance hall. From the hallway there is access to the 16'5 x 12' living room, the family bathroom, the 12'10 x 7'4 ground floor bedroom and the impressive 29'10 x 19'2 kitchen / dining room.

On the first floor there are two further double rooms and the large eaves storage cupboard (which can be extended subject to planning permission to provide further bedrooms and bathroom).

To the front is a driveway for at least two vehicles and to the rear is further parking in front of the 19'9 x 14'10 garage plus a carport.

Enclosed Porch

Entrance Hall

9'5 x 7'5 (2.87m x 2.26m)

Living Room

16'5 into bay x 12' (5.00m into bay x 3.66m)

Kitchen / Diner

29'10 x 19'2 (9.09m x 5.84m)

Bedroom Three

12'10 into bay x 7'4 (3.91m into bay x 2.24m)

Ground Floor Bathroom

First Floor Landing

Bedroom One

16'5 into bay x 11'8 (5.00m into bay x 3.56m)

Bedroom Two

11'7 x 10'6 (3.53m x 3.20m)

Eaves Storage

27'1 x 6'6 (8.26m x 1.98m)

Rear Garden

50' x 45' (15.24m x 13.72m)

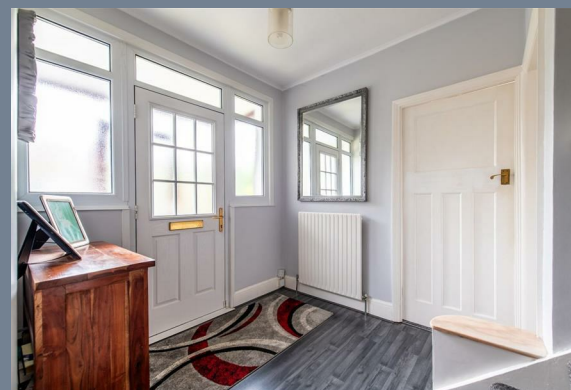
Detached Garage

19'9 x 14'10 (6.02m x 4.52m)

Driveway to Front

Tenure - Freehold

Council Tax - Band D







Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		80
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Viewing
 Please contact The Homes Group Office on 01322 875000 if you wish to arrange a viewing appointment for this property or require further information.

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