

Darsley Gardens, Benton, NE12

£185,000



Full Description

Alexander Hudson Estates are pleased to welcome to the market this attractively presented three-bedroom semi-detached home well positioned on this popular development located in Benton. NE12.

Disclaimer - Under the affordable housing provision, the property is to be marketed at 70% of the current market value. There is a set of criteria that prospective purchasers will be required to satisfy in order to purchase this property. The eligibility is as follows: The household cannot afford to buy a home on the open market (The household income is less than £60,000) and either of the following: Living in North Tyneside (minimum of 3 years) or Working in North Tyneside (minimum of 3 years).

Entrance Hallway to the property with access to the ground floor wc and stairs to the first floor. A generous lounge enjoys French doors which give access to the rear garden. Modern fitted kitchen including integrated appliances. From the first floor landing two double bedrooms, a single and a family bathroom/wc complete the accommodation. Externally there is a lawned garden to front and enclosed private garden laid to lawn to the rear. Two allocated parking spaces to the front.

Benton is a popular and well-established residential area that perfectly blends suburban comfort with excellent, convenient transport links. The area offers a strong sense of community and a wide range of amenities. Residents enjoy an array of local shops, cafés, pubs, and essential services. For more extensive retail, dining, and leisure facilities, both Killingworth and the Silverlink Retail Park are only a short drive away. Families are particularly drawn to Benton thanks to its reputable schools, attractive residential streets, and abundance of green spaces. Parks, play areas, and nearby Rising Sun Country Park.

Disclaimer

At Alexander Hudson Estates, we take great care to ensure our marketing is accurate, clear, and transparent. These particulars are intended as a guide only and do not form part of any offer or contract.

All descriptions, images, floor plans, and measurements are provided in good faith but should not be relied upon as statements of fact. Interested parties are advised to carry out their own due diligence and satisfy themselves as to the accuracy of the information provided.

Features

- Sold under a Section 106 Agreement at 70% of the market value.
- Three bedroom semi detached family home.
- Attractively presented with gardens to front and rear and allocated parking space,
- Well positioned with good local amenities and excellent transport links.

Contact Us

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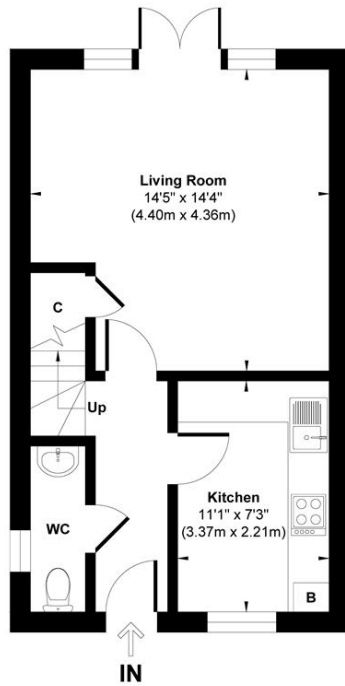




Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		97
(81-91) B	84	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

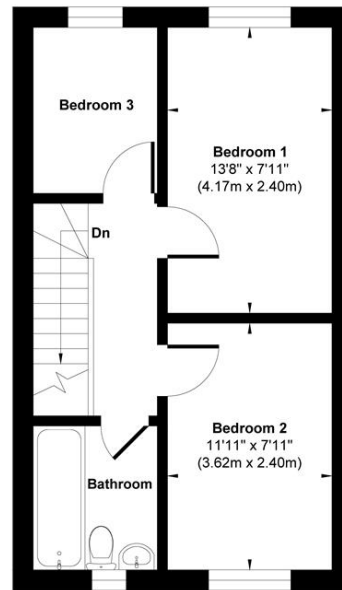
Environmental (CO ₂) Impact Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92-100) A		100
(81-91) B	87	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales	EU Directive 2002/91/EC	





Ground Floor

Approximate Floor Area
372 sq.ft
(34.53 sq.m)



First Floor

Approximate Floor Area
372 sq.ft
(34.53 sq.m)

Approx. Gross Internal Floor Area 744 sq. ft / 69.06 sq. m

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