

Francis Way, Holystone, NE27

OIRO £375,000



Full Description

Alexander Hudson Estates are pleased to welcome to the market this beautifully presented four bedroom detached family home, occupying a pleasant position on this popular development in Holystone NE27.

The property offers modern, well proportioned accommodation, finished to a lovely standard, which briefly comprises; Entrance Hall including stairs to first floor and access to the ground floor cloakroom/wc. Spacious lounge to the front, which enjoys additional access via double doors to the kitchen dining room, which extends across the rear. The Kitchen is well appointed and fitted with contemporary white unit sand includes integrated appliances. The dining area offers a versatile additional reception space and enjoys lovely natural light via the French doors which give access to the rear gardens. From the first floor landing there are two double bedrooms both with ensuite shower room/wc. Two further good sized bedrooms and a family bathroom/wc. Externally the property is approached by a driveway for off street parking leading to an integral garage and to the rear is an enclosed private gardens laid to lawn and includes a large patio area, ideal for outside entertaining.

Holystone is a highly regarded residential neighbourhood that combines modern developments with the charm of a village community. Excellent

transport links via the A19 and Coast Road provide fast access to Newcastle, North Tyneside, and the coast. The area offers local shops, parks, pubs, and Silverlink Retail Park for wider shopping and leisure options. Families are drawn to Holystone for its strong community feel and well-regarded schools, including Holystone Primary, making it an appealing location for those seeking convenience, amenities, and family-friendly living.

Features

- Four bedroom detached family home.
- Generous open reception space, two ensuite shower rooms.
- Attractive gardens front and rear, driveway parking and integral garage.
- Excellent transport links via the A19 and Coast Road.

Contact Us

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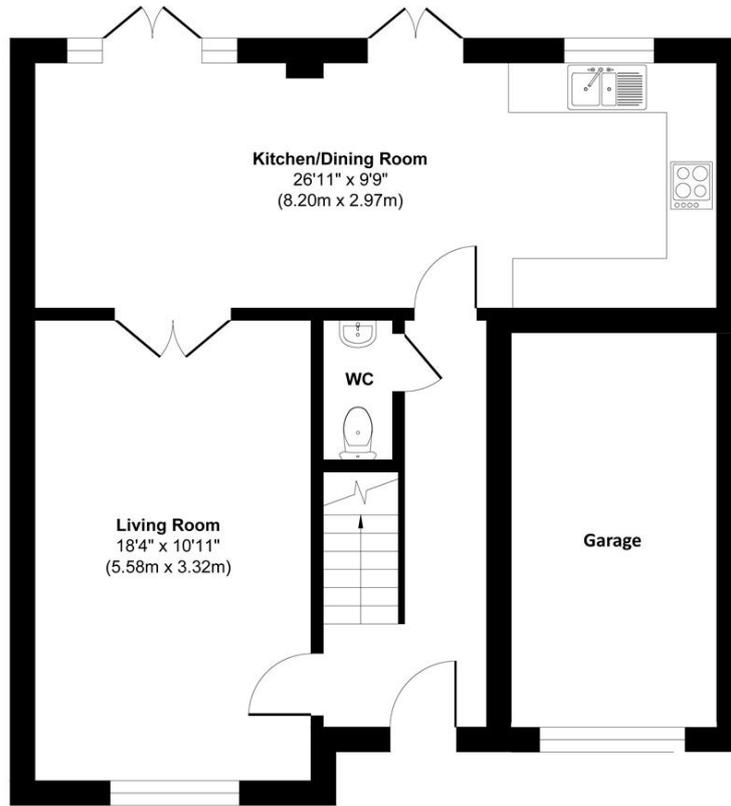
Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		94
(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 & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		94
(81-91) B	84	
(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	

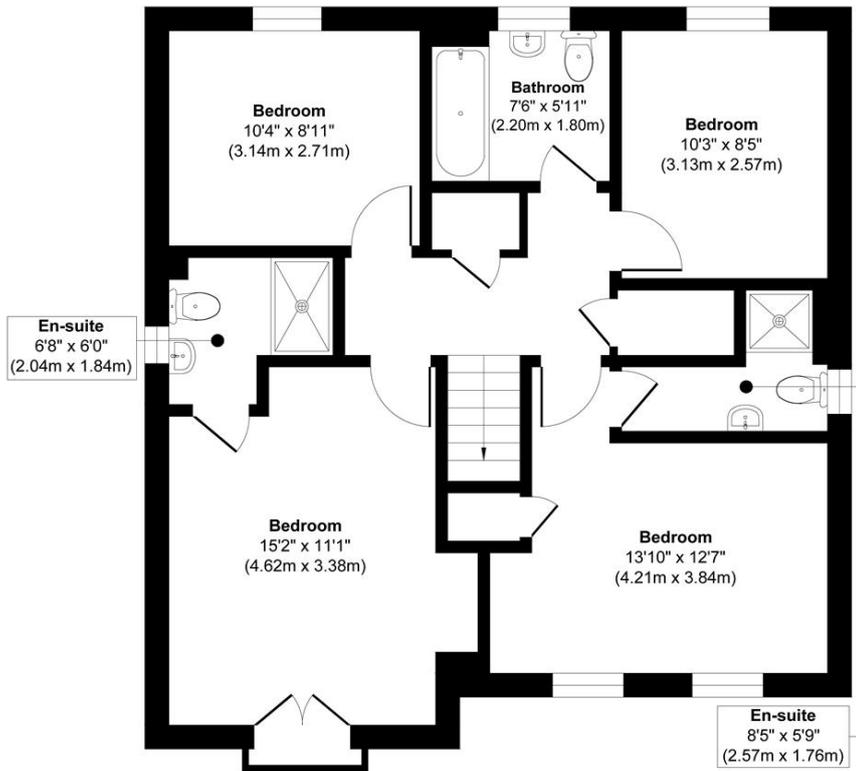




Ground Floor

Approx. Gross Internal Floor Area 652 sq. ft / 60.60 sq. m

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First Floor

Approx. Gross Internal Floor Area 776 sq. ft / 72.10 sq. m

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