

Greenhaugh, West Moor, NE12

OIRO £350,000



Full Description

Alexander Hudson Estates are pleased to introduce to market this beautifully presented four bedroom detached family home. Enjoying a superb corner garden site on this much sought after development in West Moor.

The property enjoys spacious accommodation, finished to a lovely standard comprising; Entrance Hall with Cloakroom/wc. Attractive lounge to front elevation giving access to the dining room via Double doors. The dining room enjoys French doors giving access onto the garden. Well appointed contemporary kitchen with central island, integrated appliances and French doors leading onto the gardens. From the first floor landing is the principal bedroom which has fitted wardrobes and en suite bathroom/wc. Second double bedroom, two further good sized bedrooms one of which has fitted wardrobe and family bathroom/wc. Externally, the property has Driveway parking and single integral garage to the front. Mature gardens extend to three elevations and are landscaped to include easily maintained gravelled borders and beds, two patio areas and artificial lawns.

Close to Gosforth, Balliol, and Quorum Business Parks, with the A1 and A19 easily accessible for those commuting further afield. West Moor is

also adjacent to Killingworth, home to The Killingworth Centre (anchored by a large Morrison's supermarket), and the White Swan Centre, which includes a Doctors' surgery, activity hall, cafe and Killingworth Library. The Lakeside Centre offers up various leisure facilities including a swimming pool and soft play for children.

Features

- Beautifully presented four bedroom detached home.
- Lovely corner garden site on this much sought after development.
- Spacious accommodation with gardens to three elevations, garage and driveway.
- Close to Gosforth, Balliol, and Quorum Business Parks, with good accessibility to A1 and A19.

Contact Us

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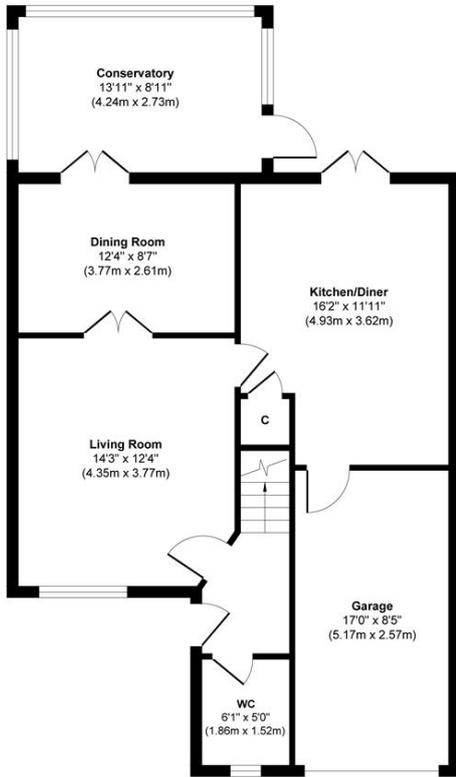


Energy Efficiency Rating

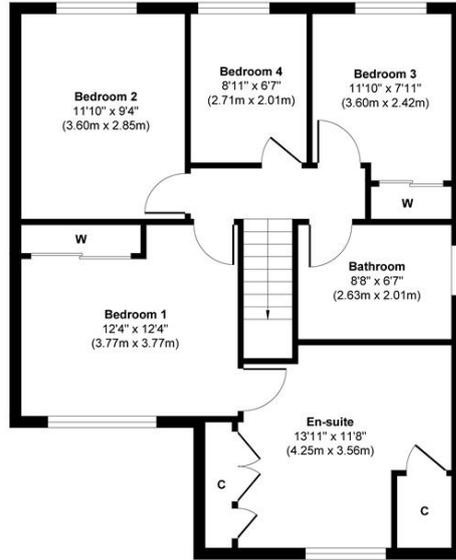
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		76
(55-68) D	59	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		76
(55-68) D	59	
(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
Approximate Floor Area
864 sq. ft
(80.22 sq. m)



First Floor
Approximate Floor Area
675 sq. ft
(62.78 sq. m)

Approx. Gross Internal Floor Area 1539 sq. ft / 143.00 sq. m

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