

Southfields, Dudley, NE23

OO £220,000



Full Description

Alexander Hudson Estates welcome to the market this three-bedroom semi-detached home within Dudley, NE23.

The accommodation comprises a well-presented three-bedroom home arranged over two floors. An entrance hall provides access to the fitted kitchen, a useful utility room with internal access to the integral garage, and the staircase to the first floor. The spacious living room offers ample space for both seating and dining and opens through double doors into a conservatory, providing an additional reception area with access to the rear garden.

The first floor offers three bedrooms, including two doubles and a single bedroom that could also be used as a home office. The accommodation is served by a family bathroom, together with a separate WC and a useful storage cupboard on the landing. Externally, the property benefits from an integral garage and a fully enclosed rear garden. Designed for low maintenance, the garden is fully paved with patio throughout, providing an ideal space for outdoor seating and entertaining.

Dudley, NE23, is a popular residential village in Northumberland, ideally situated between Cramlington and Seaton Delaval. The village offers a

friendly community atmosphere while remaining within easy reach of a wide range of everyday amenities, including supermarkets, shops, cafés and leisure facilities in nearby Cramlington. The area is well served by local schools and benefits from excellent transport links, with easy access to the A19 and A1, making commuting to Newcastle upon Tyne, Morpeth and the surrounding areas straightforward. Nearby rail stations and regular bus services provide further travel options. Residents also enjoy convenient access to Northumberland's beautiful coastline, including Seaton Sluice, Whitley Bay and Blyth, as well as a variety of parks and open green spaces. Combining a convenient location with excellent connectivity, Dudley is a popular choice for a wide range of buyers.

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

- Integral garage which has been converted into useful utility space with additional storage.
- Well-presented three bedroom semi-detached family home.

Contact Us

Alexander Hudson

The Printworks, 20 Arrow Close
Killingworth

Newcastle Upon Tyne
NE12 6QN

T: 0191 268 7433

E: sales@alexanderhudson.co.uk

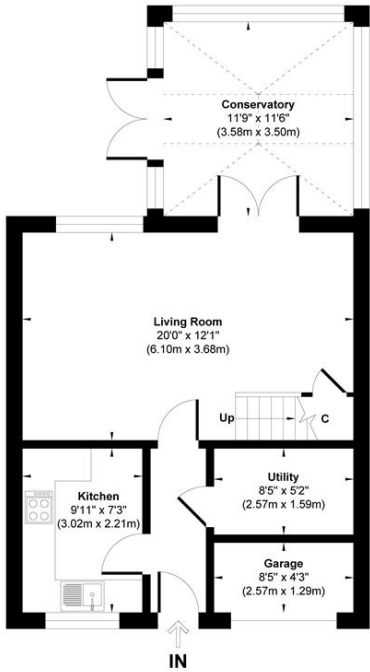




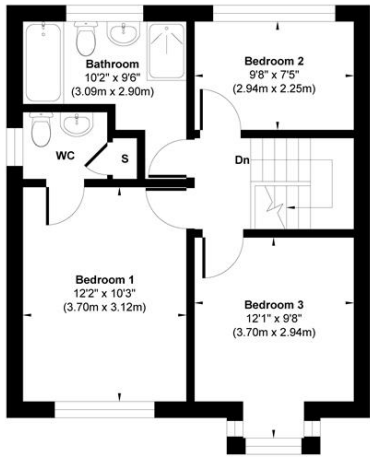


Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A	70	84
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Environmental (CO ₂) Impact Rating			
	Current	Potential	
Very environmentally friendly - lower CO ₂ emissions			
(92-100) A	69	84	
(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, Scotland & Wales	EU Directive 2002/91/EC		



Ground Floor
Approximate Floor Area
605 sq.ft
(56.24 sq.m)



First Floor
Approximate Floor Area
467 sq.ft
(43.42 sq.m)

Approx. Gross Internal Floor Area 1072 sq. ft / 99.66 sq. m

Illustration for identification purpose only, measurements approximate and not to scale, unauthorized reproduction is prohibited. All rights reserved for Alexander Hudson Estates