Tilley Lane, Backworth Park, NE27

OIRO £425,000



Full Description

Alexander Hudson Estates introduce to the market this beautifully presented four-bedroom detached family home, positioned within the popular Backworth Park development, NE27. The property offers an open-plan kitchen, dining and living space, a ground floor office, an en-suite to the main bedroom, a driveway, single garage and enclosed rear garden.

The property comprises of entrance hall, ground floor WC, with stairs leading to the first floor. The living room is positioned to the front and provides a generous reception space with a bay window and electric fire. Also to the front is a separate office, providing a practical and versatile space for home working.

To the rear is the open-plan kitchen, dining and living room, forming the heart of the home. The kitchen is fitted with a range of handleless wall and base units, work surfaces and a glass splashback, it also benefits from the addition of a wine cooler and gas hob, while the dining and living areas offer space for family meals and relaxing, with bi-fold doors opening onto the rear garden. Tiled flooring runs throughout this space. Off the kitchen is a laundry room with additional work surface, a sink and a door to the side.

To the first floor are four bedrooms, the family bathroom and a useful storage cupboard. The main bedroom is a generous double positioned to the front of the property and benefits from an en-suite. The en-suite comprises of shower enclosure, wash hand basin and WC.

There are also a further three double bedrooms, providing excellent space for family and guests.

Luxury carpets feature throughout, adding warmth, comfort and a beautifully finished feel to the home.

Externally, the property benefits from a lawned front garden, together with a driveway to the side providing off-street parking and access to the single garage. To the rear is an enclosed garden, mainly laid to lawn with a paved patio and gated side access, providing space for outdoor dining and play.

Living room 14' 6" x 11' 1" (4.42m x 3.39m)

Kitchen / dining / living room 27' 6" x 11' 3" (8.38m x 3.42m)

Office 9' 11" x 6' 4" (3.01m x 1.94m)

Utility 6' 1" x 5' 2" (1.85m x 1.58m)

Bedroom 1 9' 3" x 8' 0" (2.81m x 2.44m)

Bedroom 2 13' 8" x 11' 5" (4.17m x 3.49m)

Bedroom 3 11' 4" x 9' 6" (3.45m x 2.90m)

Bedroom 4 11' 9" x 9' 6" (3.57m x 2.90m)

Bathroom 8' 4" x 5' 7" (2.53m x 1.69m)

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

- Beautifully presented four-bedroom detached family home with en-suite to the main bedroom
- Open-plan kitchen, dining and living room with bi-fold doors to the garden
- Driveway, single garage and enclosed rear garden
- Backworth Park, NE27, close to local schools and shops, Metro, the A19 and the coast within easy reach

Contact Us

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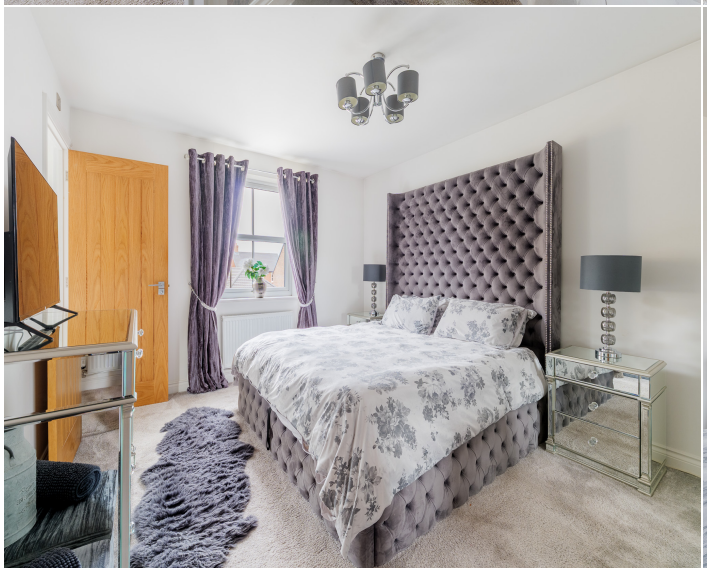



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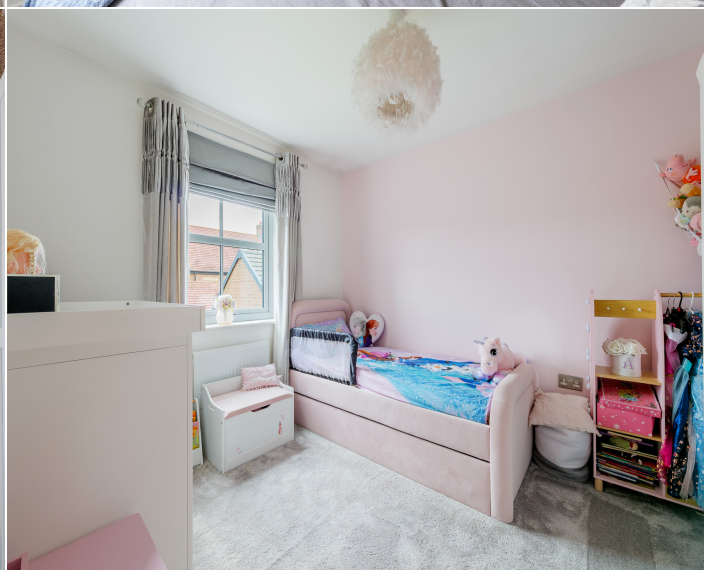










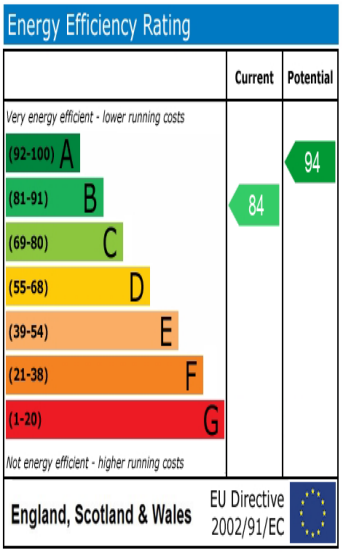



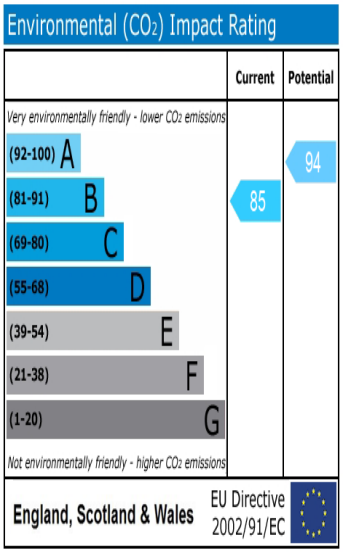


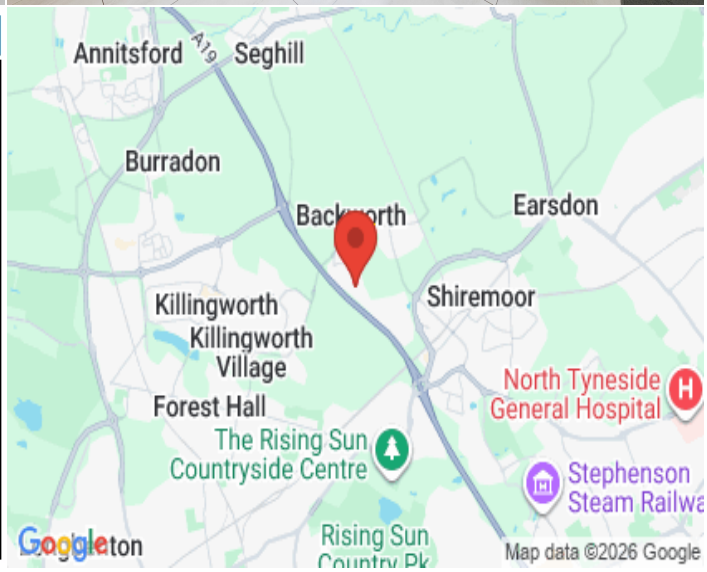


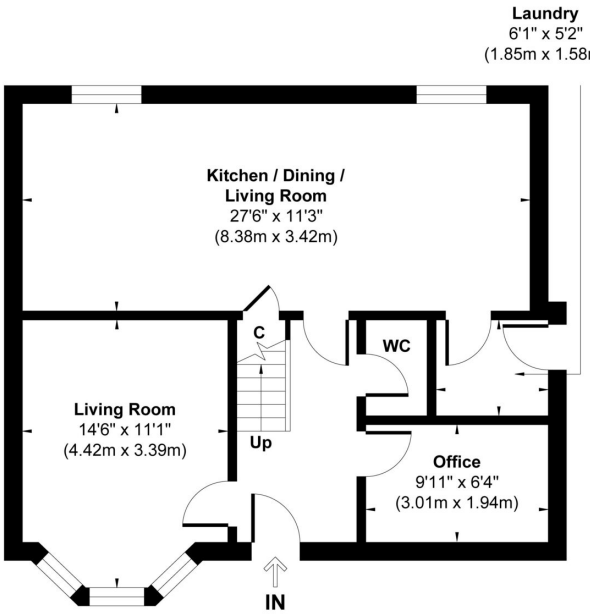


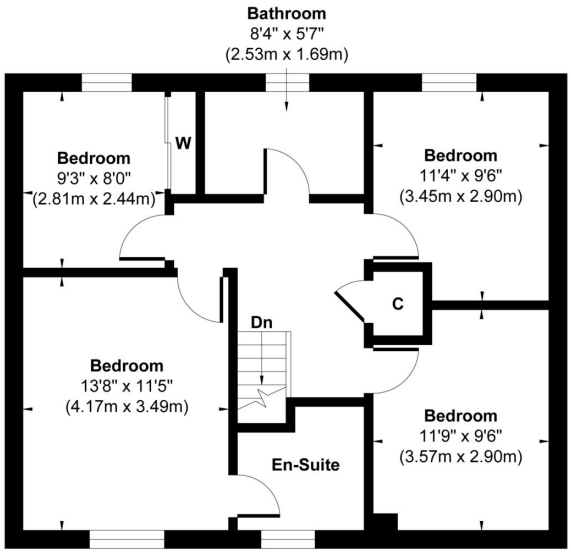



Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92-100) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
84
94
England, Scotland & Wales
EU Directive 2002/91/EC


Environmental (CO2) Impact Rating
Current
Potential
Very environmentally friendly - lower CO2 emissions
(92-100) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not environmentally friendly - higher CO2 emissions
85
94
England, Scotland & Wales
EU Directive 2002/91/EC


Annitsford
A19
Seghill
Burradon
Earsdon
Shiremoor
Killingworth
Killingworth Village
Forest Hall
North Tyneside General Hospital
The Rising Sun Countryside Centre
Stephenson Steam Railwa
Rising Sun
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Ground Floor
Approximate Floor Area
680 sq.ft
(63.13 sq.m)

First Floor
Approximate Floor Area
676 sq.ft
(62.84 sq.m)

Approx. Gross Internal Floor Area 1356 sq. ft / 125.97 sq. m

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