

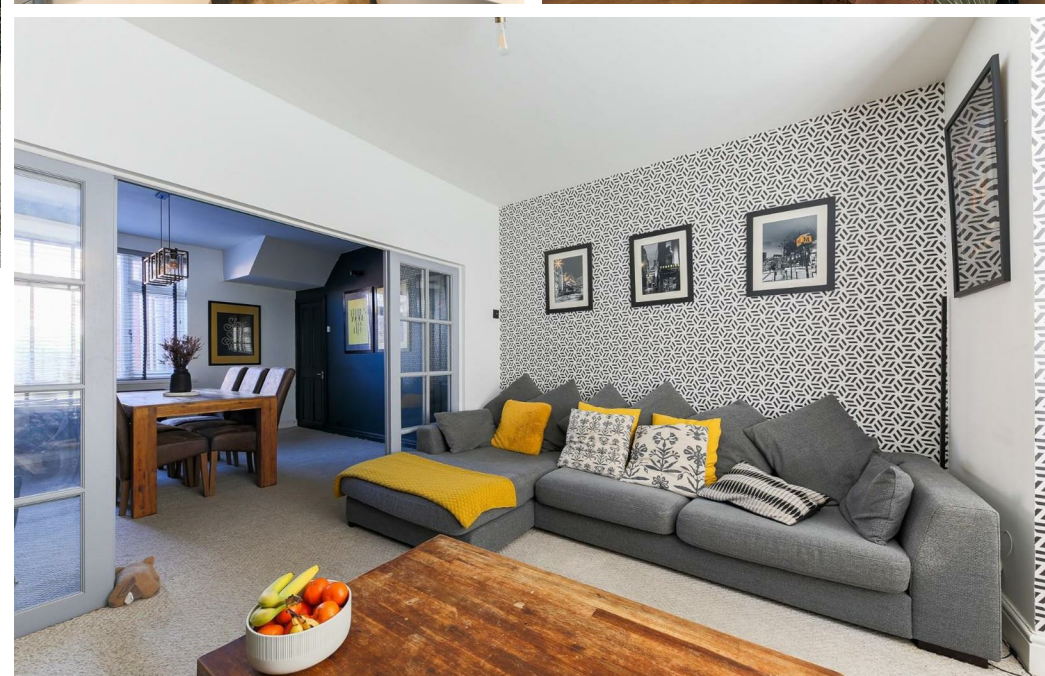
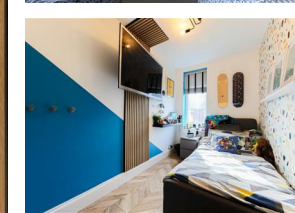
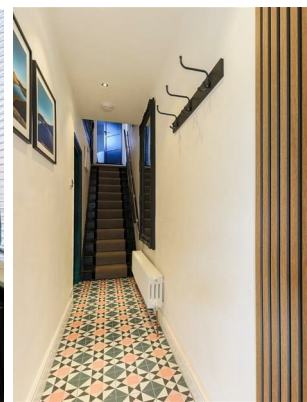


Alexander Hudson Estates

Sales Particulars

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Burn Avenue, Forest Hall, NE12

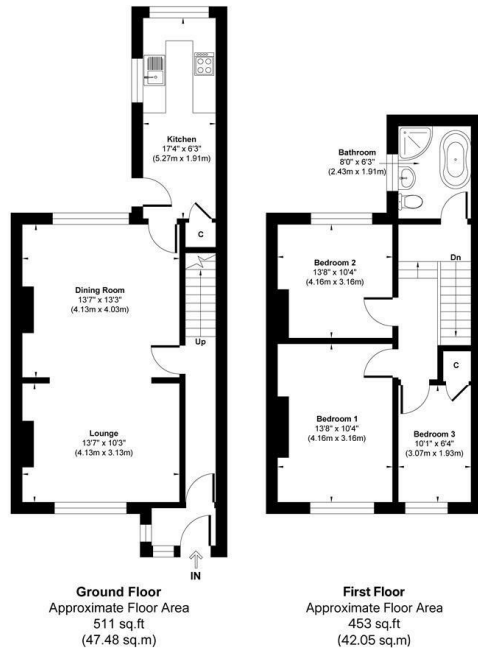


The Property

Alexander Hudson Estates are delighted to welcome to the market this beautifully presented traditional three bedroom mid terraced home, occupying a quiet position on this residential road with walkway frontage, just a short walk from local shops and amenities in the ever popular area of Forest Hall NE12.

The front entrance door leads to a charming and welcoming hallway including stairs to the first floor accommodation. There is a Lounge to the front which offers the versatility of open plan living via glazed doors which lead to a spacious dining room . Fitted Kitchen. From the first floor landing are two double bedrooms, further single bedroom and a family bathroom/wc including separate shower. Externally, an enclosed garden to front , accessed from a pedestrian walkway and to the rear a private yard with access gates to the rear lane.

Forest Hall is a well-established suburb named after the Victorian mansion that once stood in the area. This leafy neighbourhood offers a mix of properties, local shops, cafés such as Sands of Tyne Coffee Shop & Bar, and supermarkets, complemented by nearby green spaces. Benton Metro Station and road links via the A19 and A1 provide straightforward commuting. Families are well served by schools including Forest Hall Primary and Ivy Road Primary, alongside nearby secondary schools. With its combination of character, amenities, and green surroundings, Forest Hall remains a highly desirable area for residents of all ages.



Approx. Gross Internal Floor Area 964 sq. ft / 89.53 sq. m

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Freehold
Council Tax: B
EPC Rating: 65





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