



Kipley Close, Killingworth
Newcastle Upon Tyne

Offers in Region of £425,000

Kipley Close

Killingworth, Newcastle Upon Tyne

Alexander Hudson Estates introduce to the market this well-presented four-bedroom detached family home, positioned within the popular Moorfields Estate in Killingworth, NE12. The property offers an open-plan kitchen and family room, two en-suites, a driveway, integral garage and enclosed rear garden.

The property briefly comprises of entrance hall, ground floor WC and storage cupboard, together 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 panelled feature wall.

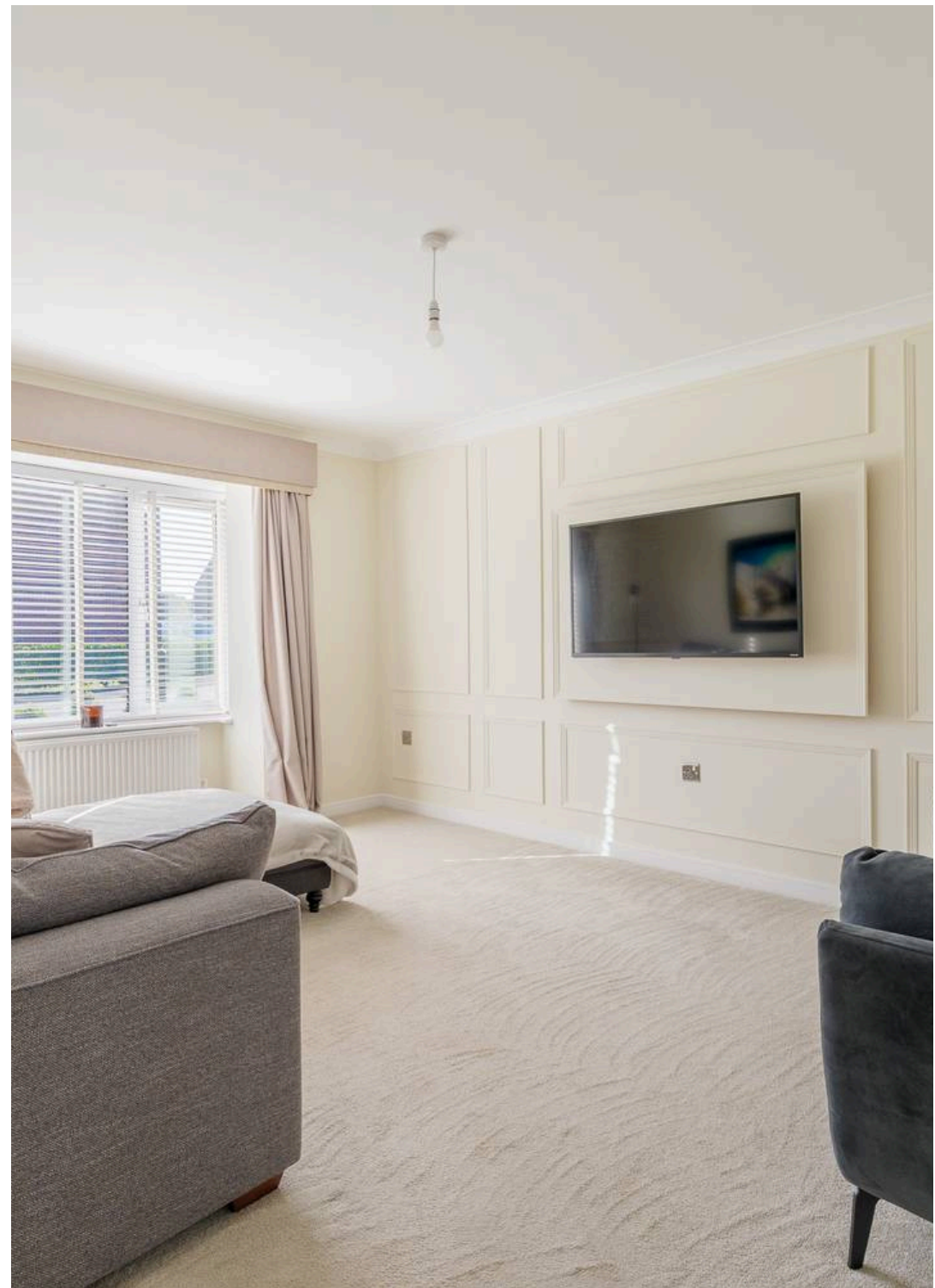
To the rear is the open-plan kitchen and dining area, forming the main hub of the home. The kitchen is fitted with shaker-style wall and base units, marble-effect work surfaces and a peninsula, while bi-fold doors open directly onto the decking. Opening from here is the family room, currently used for dining, with floor-to-ceiling glazing overlooking the garden. A separate utility room provides laundry space and a door to the side.

To the first floor are four bedrooms and the family bathroom. The principal bedroom is a generous double to the front with an en-suite shower room. The second bedroom also has its own en-suite and is currently arranged as a dressing room. Bedrooms three and four are positioned to the rear, with one currently used as a home office.

The principal en-suite is finished with marble-effect tiling and brushed brass fittings, and comprises of shower enclosure, wash hand basin, WC and heated towel rail. The second en-suite comprises of shower enclosure, wash hand basin and WC. The family bathroom comprises of freestanding bath, wash hand basin and WC.

Externally, the property benefits from a lawned front garden and block-paved driveway providing off-street parking and access to the integral garage. To the rear is an enclosed garden with artificial lawn and a decked terrace incorporating a sunken fire pit area, providing space for outdoor dining and play.

With four bedrooms, two en-suites, open-plan living, off-street parking, an integral garage and an enclosed rear garden, this is a well-rounded family home within a popular Killingworth location.





Killingworth has evolved from its mining heritage into a modern, thriving town. The area offers a wide range of amenities, centred around the White Swan Shopping Centre with supermarkets, local shops, welcoming pubs, and restaurants. Outdoor spaces include Killingworth Boating Lake, local bridlepaths, and nearby nature reserves, providing excellent opportunities for leisure and recreation. Transport links are strong, with bus services to Newcastle and surrounding areas and easy access to the A19 for commuters. Families are well served by schools including George Stephenson High School and several local primary schools, making Killingworth & Killingworth Village a vibrant, convenient, and family-friendly location.

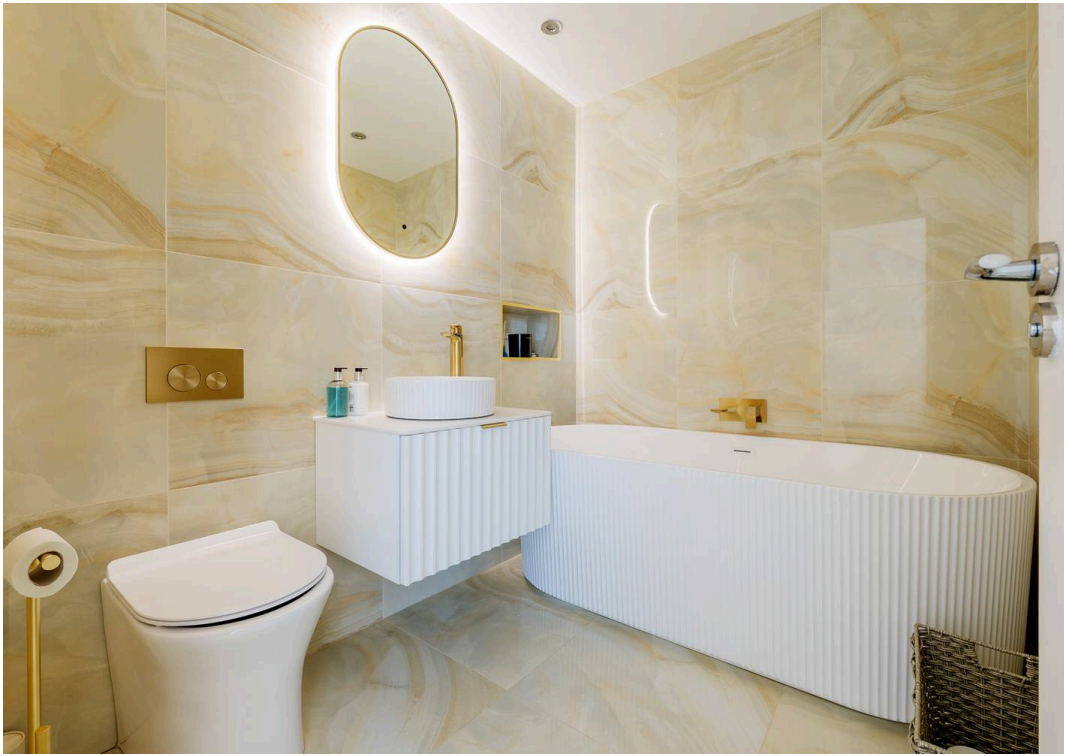
Council Tax band: TBD

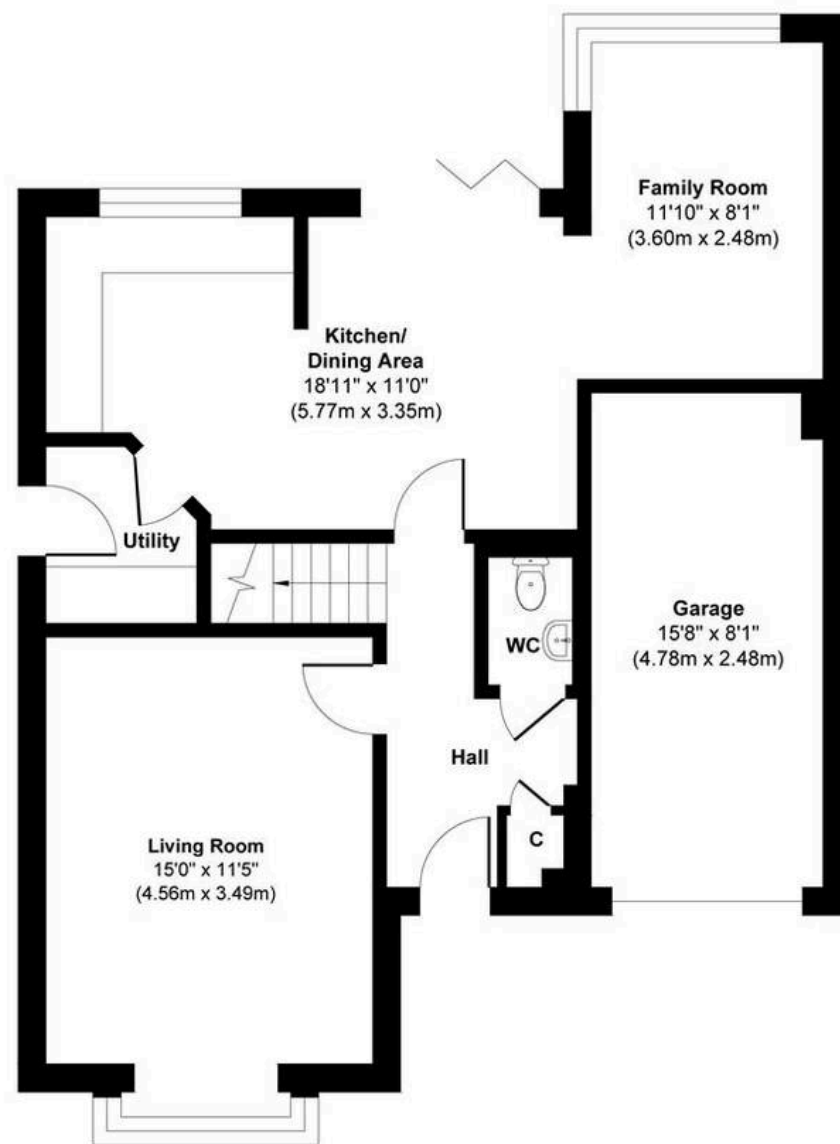
EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

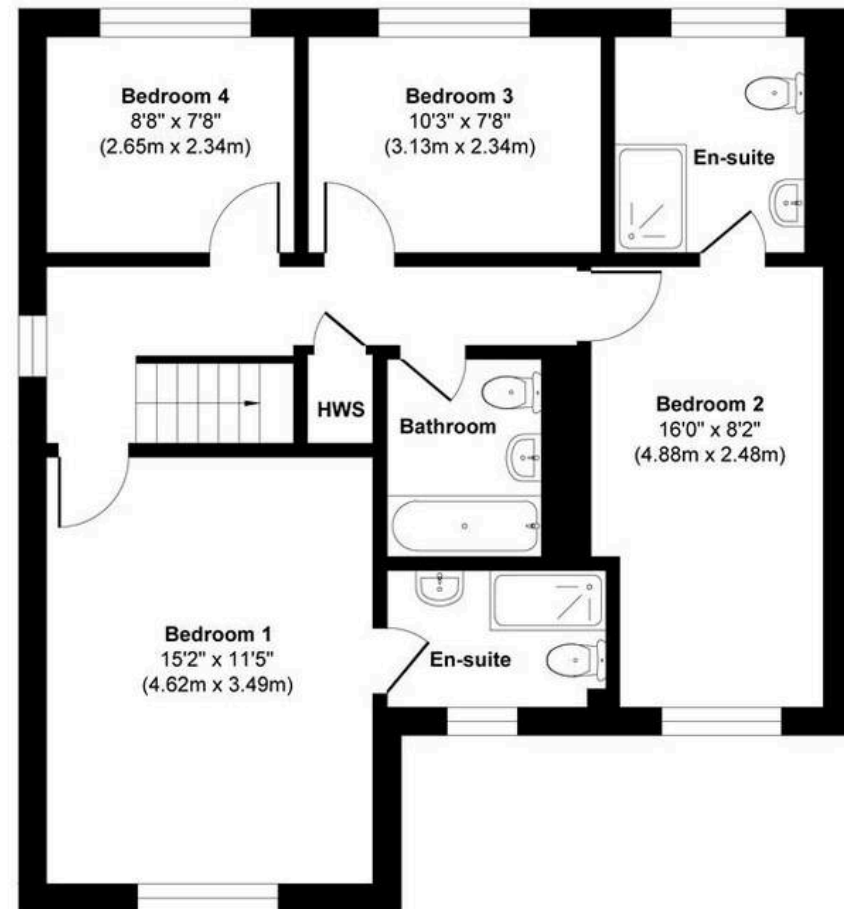
- Well-presented four-bedroom detached family home with two en-suites
- Open-plan kitchen, dining area and family room with bi-fold doors to the garden
- Block-paved driveway, integral garage and enclosed rear garden with sunken fire pit area
- Moorfields Estate, Killingworth, NE12, close to schools, parks and commuter links into Newcastle







Ground Floor
 Approximate Floor Area
 772 sq. ft
 (71.69 sq. m)



First Floor
 Approximate Floor Area
 711 sq. ft
 (66.04 sq. m)

Approx. Gross Internal Floor Area 1483 sq. ft / 137.73 sq. m

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