







5



2



3

- Peaceful Coastal Location
- Superbly Presented Throughout
- Five Bedrooms
- Three Bathrooms
- Stunning Views
- Off Street Parking
- Freehold
- Council Tax Band \*D\*
- Viewing Essential
- Call For More Information







## STUNNING SEA VIEWS

This stunning, semi-detached family home offers an impressive living space of over 2000 square feet. With five spacious bedrooms and three well-appointed bathrooms, this property is perfect for a growing family seeking spacious accommodation.

The home is superbly presented, with modern finishes and thoughtful details that create a warm and inviting atmosphere. Briefly comprising to the ground floor: - impressive entrance hallway with a turn around staircase, bright and airy lounge with bay window and views of the seafront, and the heart of the home; an impressive open plan kitchen dining room with fitted high gloss units, integrated appliances, French door access to the rear and Velux windows. There is also a handy utility room, ground floor shower room and storage, with garage door access. To the first floor there are four bedrooms and the family bathroom WC with four piece suite. The second floor features the premier bedroom with walk in wardrobe, en suite and ample storage space.

One of the standout features of this home is the fabulous rear garden, which serves as an ideal setting for outdoor entertaining or simply enjoying the peaceful surroundings. The front of the property boasts stunning open views, adding to the charm and appeal of this delightful residence. There is also a paved driveway for multi-car off street parking.

For those who enjoy the outdoors, this location is particularly appealing, offering coastal walks, with scenic coastal paths nearby. This property represents a wonderful opportunity for anyone looking to settle in a peaceful yet vibrant community.

An internal viewing is essential to fully appreciate all that this exceptional home has to offer.

For more information or to book a viewing please, call our Tynemouth branch on 0191 257 2000.

Tenure

The agent understands the property to be freehold. However, this should be confirmed with a licensed legal representative.

Council Tax band \*D\*.





Living Room 10'10" x 17'11" (3.32 x 5.48)

Dining Room 13'2" x 9'3" (4.02 x 2.83)

Kitchen 9'9" x 17'5" (2.99 x 5.32)

Utility 12'9" x 8'3" (3.89 x 2.52)

Main Bedroom 9'3" x 18'6" (2.84 x 5.64)

Bedroom Two 10'10" x 17'11" (3.32 x 5.48)

Bedroom Three 12'9" x 8'11" (3.90 x 2.74)

Bedroom Four 10'7" x 8'6" (3.23 x 2.60)

Bedroom Five 11'4" x 9'3" (3.47 x 2.83)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		80
(69-80) <b>C</b>		
(55-68) <b>D</b>	63	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

## The difference between house and home

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.



[www.janforsterestates.com](http://www.janforsterestates.com)

Gosforth  
High Heaton  
Tynemouth

Property Management Centre

0191 236 2070

0191 270 1122

0191 257 2000

0191 236 2680

