





- Semi Detached Home
- Driveway and Garage
- Close To Amenities
- Council Tax Band *C*
- Call For More information
- Three Bedrooms
- Sought After Location
- Freehold
- Viewing Recommended
- Video Tour Available





**** Video Tour on our YouTube Channel |<https://youtu.be/i7rJchbvvcQ> ****

This well presented, three-bedroom, semi-detached property is located on the highly sought after Bede Close in Holystone.

The location of the property is convenient for access to local amenities, the Rising Sun Countryside Centre and transport links including the Metro and local buses.

The property is located in a pleasant position in the estate and briefly comprises to the ground floor: - entrance hallway, ground floor WC, spacious lounge, and a bright and airy, extended kitchen dining room with fitted units, centre island and French doors out to the rear. To the first floor, there are three bedrooms and a modern family bathroom WC. The property further benefits from gas central heating, and double glazing.

Externally, there is a paved garden and driveway to the front for off street parking and there is an easy to maintain garden to the rear. There is also a detached garage.



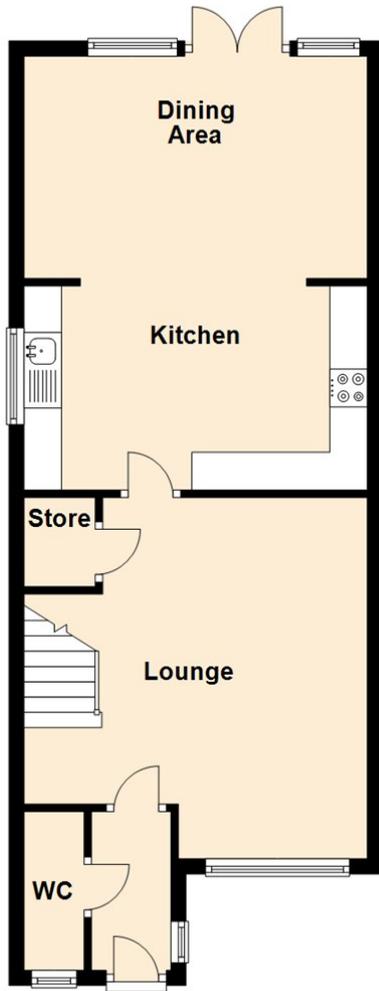
We anticipate an extremely high level of viewings on this charming family home. To arrange yours please call our Heaton branch on 0191 270 1122.

Tenure

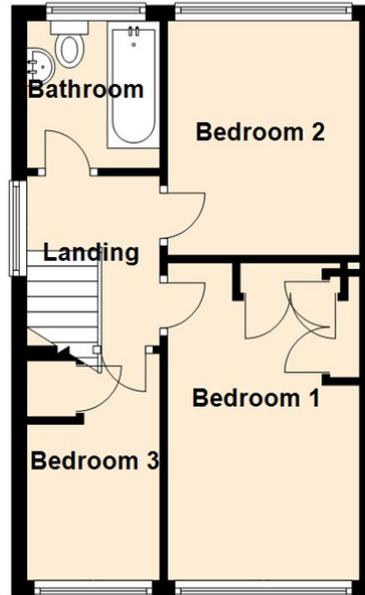
The agent understands the property to be freehold. However, this should be confirmed with a licenced legal representative.

Council Tax Band *C*.

Ground Floor



First Floor



Lounge 14'6" x 15'8" (4.43 x 4.79)

Kitchen 14'6" x 8'3" (4.43 x 2.53)

Bedroom One 9'5" x 13'3" (2.88 x 4.04)

Bedroom Two 9'5" x 10'8" (2.88 x 3.26)

Bedroom Three 5'10" x 10'5" (1.78 x 3.20)

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		86
(81-91) B		
(69-80) C	74	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

The difference between house and home

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