

BRUNTON

RESIDENTIAL



FOXGLOVE PLACE, FIVE MILE PARK, NE13

Offers Over £390,000

BRUNTON

RESIDENTIAL





BRUNTON

RESIDENTIAL



BRUNTON

RESIDENTIAL



Brunton Residential are delighted to offer to the market this immaculate four bedroom detached home, situated on a fantastic plot on Foxglove Place, Five Mile Park. Five Mile Park is extremely popular with families, providing access to local schools, transport links including the A1, A19 and bus links into central Gosforth and the wider area.

BRUNTON

RESIDENTIAL



BRUNTON

RESIDENTIAL

Internally, the property has a generous amount of social space, briefly comprising: entrance, lounge to the front with bay window, to the rear of the property is the open plan family room, with a seating area around the log burner, kitchen with breakfast bar and integrated appliances and dining space. There are two sets of French doors leading out to the large west-facing rear garden. The rest of the ground floor is made up of a utility room, downstairs WC and integral garage.

On the first floor there are four good size double bedrooms, the main with en-suite, and the family bathroom. Both bathrooms have been upgraded by the current owners and are fitted to a high standard.

Externally, the property has a driveway and garden to the front, whilst the west-facing rear garden offers plenty of outdoor space, with the added benefit of a garden room. Currently being used as a bar, this flexible space could also be an ideal home office or workshop.



BRUNTON

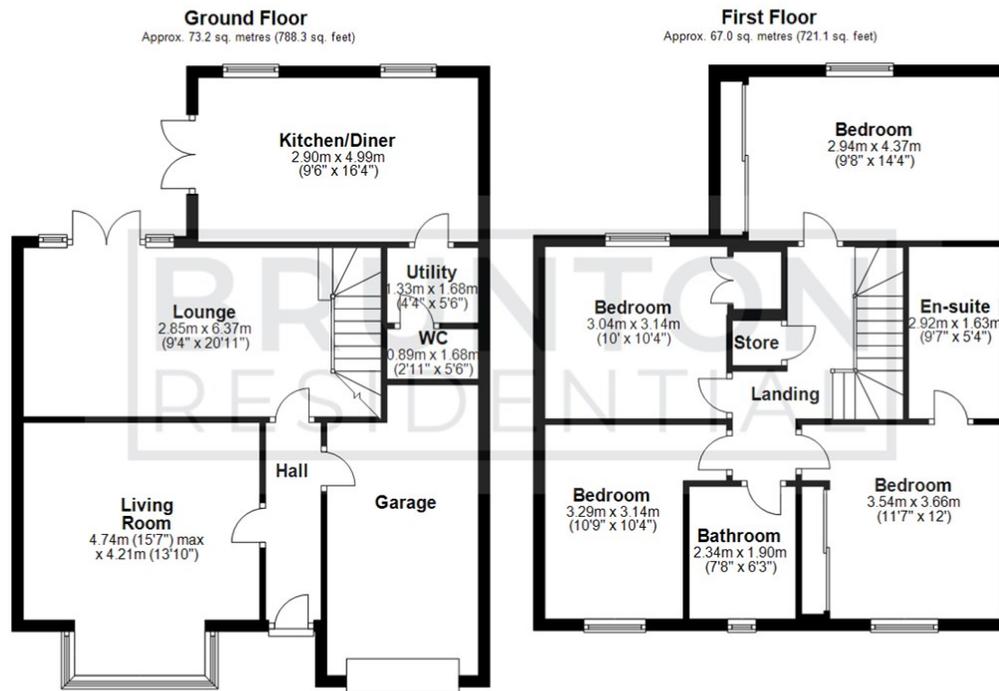
RESIDENTIAL

TENURE : Leasehold

LOCAL AUTHORITY : North Tyneside

COUNCIL TAX BAND : E

EPC RATING : B



Total area: approx. 140.2 sq. metres (1509.4 sq. feet)

All measurements are approximate and are for illustration only.
Plan produced using PlanUp.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			92
(81-91) B		83	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	