4 bed detached house to buy in

Bowman Drive, East Benton Rise,
Wallsend, Tyne and Wear, NE28 9FU

£300,000 Offers Over

x 4 x 4 x 2

Tenure

Freehold

Driveway & Garage parking

Property features

- Four Bedrooms
- Detached Property
- Modern and Well Presented Throughout
- Close to Local Amenities and Transport Links
- EPC Rating C

Key Information

- Council Tax: Band D
- EPC Rating: C
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water
- Broadband: ADSL copper wire
- Mobile signal: Good

Description

Appealing to a wide variety of buyers is this beautifully presented four bedroom detached house situated within this favoured residential area. The property is chain-free and ideally located close to all local amenities, good schools, The Rising Sun Country Park, good transport links to Newcastle City Centre, the Coast and South Tyneside.

The accommodation comprises; entrance hall with stairs to the first floor, lounge, utility room, modern fitted kitchen to the rear of the property with a good range of wall and base units, built in gas hob and electric oven, black composite one and a half sink with mixer tap, tiled splashback, built in task lighting, integrated dishwasher, space for fridge freezer, space for dining table, UPVC double glazed French doors leading to the rear garden, UPVC double glazed window and radiator. To the first floor is three bedrooms (one with es-suite shower room) and a bathroom/WC. To the second floor is the master bedroom with built in wardrobe and en-suite shower room.

Externally is a small garden to the front, and to the rear is a private rear garden mainly laid to lawn with paved areas, seating area under a pergoda, two outdoor electrical points, hot and cold outdoor taps, outdoor lighting, large shed surrounded by walled and fenced boundaries incorporating two gates leading to the garage and street.

The property benefits from gas central heating and UPVC double glazing.

Virtual tour available at link below:

https://tours.pattinson.co.uk/tour/1ga1g263b6

Properties in this area are extremely in demand so view early to avoid disappointment

Please contact the Wallsend Branch for more information or to arrange a viewing.

Council Tax Band: D

Tenure: Freehold

Price: Offers Over £300,000

Property Type: Detached House

Parking: Driveway & Garage

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire, Cable, FTTC (fibre to the cabinet), FTTP (fibre to the premises)

Mobile signal coverage: Good

Front External

Entrance Hall

Bright entrance hall with doors off to the lounge, kitchen/diner, ground floor WC, under stairs storage cupboard and stairs to the first floor.

Lounge

3.87m x 3.73m (12'8" x 12'2")

UPVC double glazed window to the front, media wall with built in electric fire, space for tv with hidden sockets and radiator.

Kitchen/Diner

5.44m x 2.82m (17'10" x 9'3")

To the rear of the property with a good range of wall and base units, built in gas hob and electric oven, black composite one and a half sink with mixer tap, tiled splashback, built in task lighting, integrated dishwasher, space for fridge freezer, space for dining table, UPVC double glazed French doors leading to the rear garden, UPVC double glazed window and radiator.

Utility Room

2.32m x 1.62m (7'7" x 5'3")

With matching wall and base units to the kitchen, plumbed for washing machine, UPVC double glazed door leading to the side of the property and radiator.

Ground Floor WC

1.62m x 0.92m (5'3" x 3'0")

With low level WC, hand wash basin, panelled walls and radiator.

First Floor Landing

With doors off to the first floor bedrooms and family bathroom/WC.

Bedroom Two

3.89m x 3.25m (12'9" x 10'7")

UPVC double glazed French doors leading to the Juliette Balcony, En-suite shower room/WC and radiator.

En-suite

1.82m x 1.77m (5'11" x 5'9")

White three piece shower suite comprising; shower cubicle, hand wash basin, low level WC, partially tiled walls, UPVC double glazed window and radiator.

Bedroom Three

2.88m x 2.86m (9'5" x 9'4")

UPVC double glazed window to the rear, electrical sockets with USB ports and radiator.

Bedroom Four

2.87m x 2.52m (9'4" x 8'3")

Currently configured as a home office with UPVC double glazed window to the rear and radiator

Bathroom/WC

2.09m x 1.67m (6'10" x 5'5")

White three piece bathroom suite comprising; bath with shower over and glass screen, hand wash basin, low level WC, partially tiled walls, UPVC double glazed window and radiator.

Second Floor Landing

With door to the master bedroom.

Master Bedroom

4.76m x 3.44m (15'7" x 11'3")

Spacious master bedroom suite with UPVC double glazed dormer window to the rear, Double glazed Velux window to the front, En-suite shower room/WC, built in wardrobe and radiator.

Master En-suite

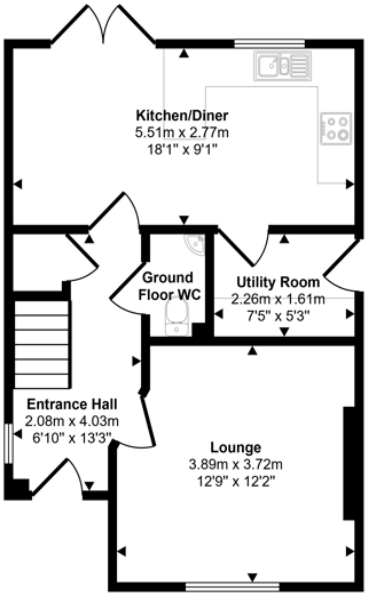
1.95m x 1.48m (6'4" x 4'10")

Three piece shower room/WC comprising; glass shower cubicle, hand wash basin built into unit, low level WC, partially tiled walls, double glazed Velux window and radiator.

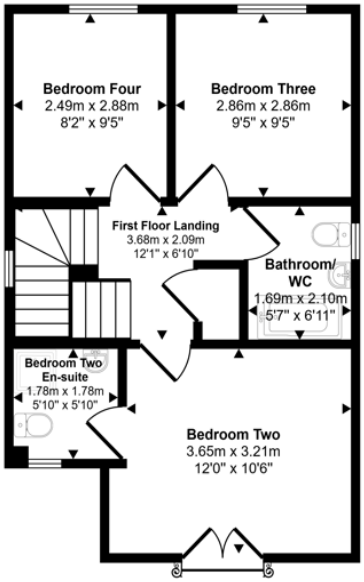
Rear Garden

Private rear garden mainly laid to lawn with paved areas, seating area under a pergoda, two outdoor electrical points, hot and cold outdoor taps, outdoor lighting, large shed surrounded by walled and fenced boundaries incorporating two gates leading to the garage and street.

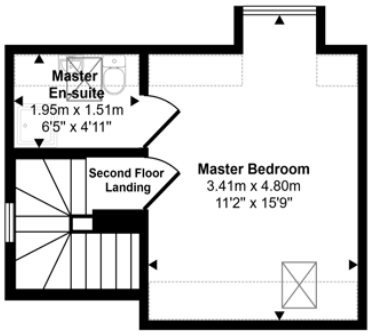
Approx Gross Internal Area
112 sq m / 1205 sq ft



Ground Floor
Approx 44 sq m / 475 sq ft



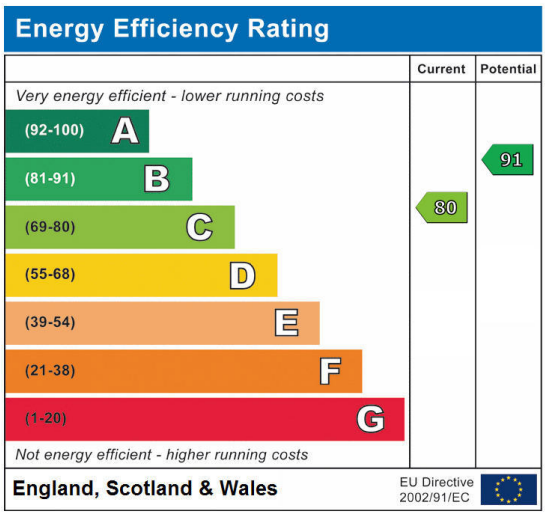
First Floor
Approx 45 sq m / 481 sq ft



Second Floor
Approx 23 sq m / 249 sq ft

Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



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Contact your local branch today for more information on this property:

19 West St. Marys Gate, Grimsby, Lincolnshire, DN31 1LE, Tel: 01472 311 113, enquiries@jacksongreenpreston.co.uk, https://www.jacksongreenpreston.co.uk/

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