



4 bed semi-detached house to buy in NE16

Rosebud Close, Swalwell, Newcastle upon Tyne, Tyne and Wear , NE16 3DF

£210,000

🏠 x4 🚗 x3 📄 x1

Tenure

Freehold

Driveway parking

Property features

- ✓ Four bedroom
- ✓ Town house
- ✓ Rear garden and front driveway
- ✓ Situated in Rosebud close,
- ✓ EPC Rating C

Key Information

- ✓ Council Tax: Band C
- ✓ EPC Rating: C
- ✓ Heating supply: Gas

Description

We are thrilled to present this beautifully refurbished four-bedroom townhouse, nestled in the highly sought-after area of Swalwell. Conveniently located near a range of local amenities and excellent transport links, this property offers both comfort and accessibility.

As you step inside, you are greeted by a welcoming entrance hall that leads to a stylish cloakroom with a WC. The open-plan kitchen and dining area seamlessly flow into a cosy lounge, creating the perfect space for entertaining or relaxing. Large windows invite natural light and provide easy access to the serene rear garden, making it an ideal spot for outdoor gatherings.

Ascending the staircase to the first floor, you will find three inviting bedrooms, complemented by a modern family bathroom that adds a touch of luxury. The second floor is dedicated to the spacious master bedroom, which boasts a separate dressing room and an ensuite bathroom, providing a perfect retreat for relaxation and privacy.

Externally, the property features a charming front driveway, ensuring convenience for parking, while the rear garden offers a tranquil outdoor space for enjoyment or gardening pursuits. This townhouse perfectly combines contemporary living with a warm, homely feel.

Council Tax Band: C

Tenure: Freehold

Price: £210,000

Property Type: Semi-detached house

Parking: Driveway

Heating: Gas

Hall

Kitchen

4.50m x 5.70m (14'9" x 18'8")



Lounge

4.17m x 3.30m (13'8" x 10'9")



Sun room

3.11m x 2.30m (10'2" x 7'6")



First floor Landing

Bathroom

1.91m x 1.71m (6'3" x 5'7")



Bedroom two

2.59m x 3.91m (8'5" x 12'9")



Bedroom three

2.47m x 3.10m (8'1" x 10'2")



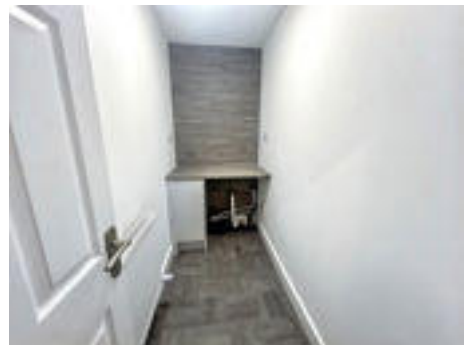
Bedroom four

1.80m x 2.57m (5'10" x 8'5")



Utility room

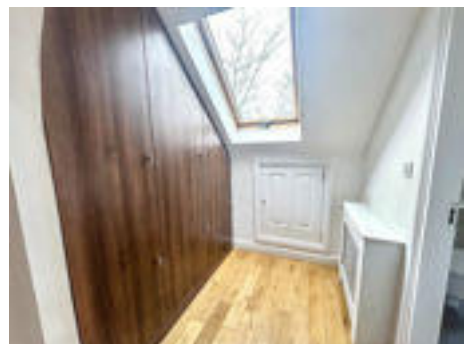
2.52m x 1.12m (8'3" x 3'8")



Stairs to second floor

Master bedroom

3.41m x 5.07m (11'2" x 16'7")



En-suite



Dressing room





Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92-100) A			
(81-91) B			86
(69-80) C		76	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales		EU Directive 2002/91/EC	

Rosebud Close, Swalwell, Newcastle upon Tyne, Tyne and Wear , NE16 3DF

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

**126A Trinity Street, Huddersfield, West Yorkshire, HD1 4DT, Tel: 01484 506211,
admin@yellowbrickroadestateagents.co.uk, www.ybrea.co.uk**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

