



## 5 bed detached house to buy in

Kendal Drive, Cramlington,  
Northumberland, NE23 2XE

# £280,000

🏠 x 5 🚿 x 3 🚗 x 1

Tenure

**Freehold**

## Property features

- ✓ Great location
- ✓ Five bedrooms
- ✓ Three bathrooms
- ✓ Garage & Driveway
- ✓ EPC Rating C

Driveway & Garage parking

## Key Information

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

## Description

Located in the highly desirable Eastfield Dale estate, this impressive five-bedroom detached property offers generous living space ideal for families.

The ground floor features a welcoming entrance porch leading into a large, bright lounge, perfect for relaxing or entertaining. A conservatory provides additional living space with views over the garden. The well-appointed kitchen offers ample room for a dining table, creating a practical family hub. There is also a utility room with direct access to the rear garden and garage, along with a convenient downstairs shower room.

Upstairs, the first floor boasts five well-proportioned bedrooms, complemented by a second shower room and a family bathroom, offering excellent flexibility for larger households.

Externally, the property benefits from a low-maintenance rear garden and a driveway to the front elevation providing off-street parking.

A fantastic opportunity to acquire a substantial family home in a popular residential area.

Council Tax Band: D

Tenure: Freehold

Price: £280,000

Property Type: Detached House

Parking: Driveway & Garage

Heating: Gas

## Living Room



## Conservatory



## Kitchen



## Utility Room



## Downstairs Shower Room



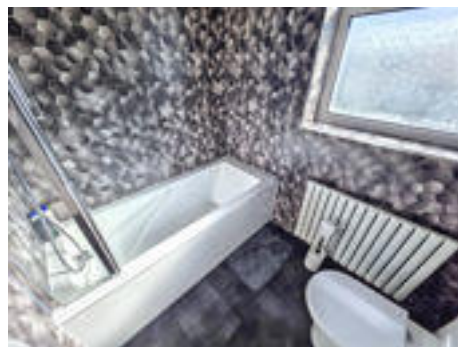
## Bedroom 1



## Bedroom 2



## Family Bathroom



## Bedroom 3



## Bedroom 4



## Bedroom 5

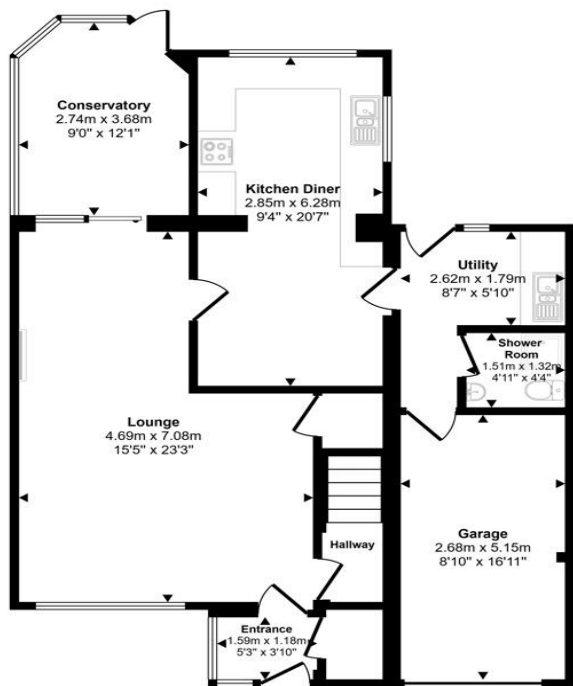


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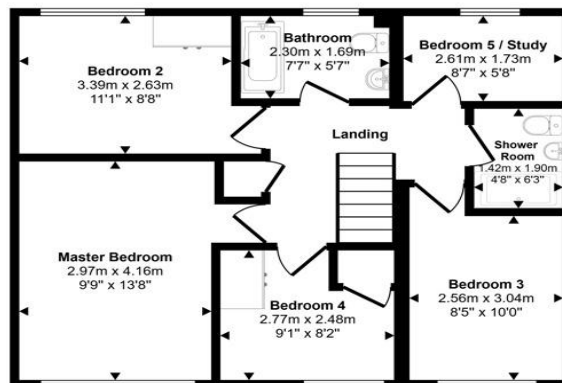
## Upstairs Shower Room



Approx Gross Internal Area  
151 sq m / 1625 sq ft



Ground Floor  
Approx 91 sq m / 975 sq ft



First Floor  
Approx 60 sq m / 650 sq ft

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.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		83
(69-80) <b>C</b>	72	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

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

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