BRUNTON

RESIDENTIAL



BRUNTON LANE, GOSFORTH, NE3

Offers Over £125,000


BRUNTON
RESIDENTIAL










BRUNTON
RESIDENTIAL

BRUNTON
RESIDENTIAL



Well-presented two-bedroom first-floor apartment is situated at Clarendon Mews on Brunton Lane, within the popular Brunton Park area of Newcastle upon Tyne.

The apartment benefits from a bright open-plan reception space with double doors opening onto a south-facing balcony, creating an inviting area for relaxing and entertaining. The fitted kitchen includes integrated appliances, while both the family bathroom and en-suite shower room have been upgraded. A useful storage cupboard, secure communal entrance, lift access and an allocated parking space further enhance the practicality of the property.

Brunton Park is a popular residential area to the north of Newcastle city centre, offering access to local shops, supermarkets, cafés and other everyday amenities. The surrounding area benefits from road links into Newcastle and towards Gosforth and wider North Tyneside, with public transport connections providing access to the city centre and neighbouring areas. Nearby green spaces and local leisure facilities add to the appeal of this well-connected residential location.

BRUNTON

RESIDENTIAL









BRUNTON

RESIDENTIAL

The internal accommodation comprises: A private entrance hallway accessed from the communal first-floor landing, with doors leading to the bedrooms, family bathroom, storage cupboard and open-plan living room and kitchen. A useful storage cupboard houses the hot water tank, providing additional practical storage within the apartment.

The hallway leads around to the right, into the open-plan living room and kitchen. The living area provides a comfortable reception space, with double doors opening onto a fantastic south-facing balcony that offers an excellent extension of the living space. South-facing windows allow plenty of natural light into the room, creating a bright and inviting environment for relaxing and entertaining.

Positioned to the rear of the open-plan space, the kitchen is fitted with a range of wall and base units, contrasting work surfaces and integrated appliances, including a fridge freezer, washing machine and dishwasher. The kitchen is well presented and offers a practical arrangement for everyday living.

Also accessed from the hallway are the two bedrooms, with the main bedroom being a generous double bedroom with ample room for a double bed and further furnishings. The main bedroom also benefits from an en-suite shower room, which has been upgraded with a replacement suite and new flooring. The en-suite comprises a walk-in shower, WC and wash hand basin and is presented in good condition. The second bedroom is a well-proportioned single bedroom, offering space for a single bed and additional bedroom furniture.

Opposite the main bedroom is a beautifully presented family bathroom, which has also been upgraded. The room is fitted with a bath and shower over, WC and wash hand basin. Fully tiled walls provide a clean, contemporary finish.

Externally, the development also offers permit parking, with an allocated parking space included with the property. Residents access the building through a secure communal entrance with a buzzer intercom system and lift and stair access to the first floor.





BRUNTON

RESIDENTIAL

TENURE : Leasehold

LOCAL AUTHORITY : Newcastle CC

COUNCIL TAX BAND : C

EPC RATING : C







