



## 4 bed semi-detached house to buy in NE32

Oxford Way, Jarrow, Tyne and Wear, NE32 4XA

**£199,000** Offers Over

 x 4  x 1  x 2

Tenure

**Freehold**

## Property features

- ✓ SPACIOUS SEMI DETACHED WITH GARAGE
- ✓ THREE / FOUR BEDROOMS
- ✓ TWO RECEPTION ROOMS
- ✓ OPEN PLAN LOUNGE / DINING
- ✓ KITCHEN / SEPARATE UTILITY

Driveway & Garage parking

## Key Information

- ✓ Council Tax: Band B
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water

## Description

Pattinson Estate Agents warmly welcome to the market this spacious, Four Semi detached property situated in the heart of Fellgate, Jarrow. Boasting a generous open plan lounge / dining room and four spacious bedrooms, this residence is certain to offer incredible versatility for those seeking family home.

As you step through the front door into the welcoming entrance hallway, the tone is set for the home's expansive layout . The ground floor houses a large open plan lounge/dining room, perfect for both entertaining guests and family living. Filled with an abundance of natural light, this space offers an elegant area for relaxation and dining.

Moving through the property, you'll discover the kitchen, offering plenty of storage space whilst maintaining integral functionality which leads to the utility and garage beyond with secured access to the garden for moments of outdoor leisure during the warmer months.

Upstairs, there are three generously proportioned bedrooms, offering ample space for furniture and personal touches. These could easily accommodate growing families or offer potential for a home study, aiding versatility for modern living. The property additionally benefits from a bathroom and separate cloak which could easily be combined. In terms of exterior features, the property boasts ample off-street parking and a large garage, perfect for secure vehicle storage or even conversion to an additional reception area.

This spacious family home offers a multitude of reconfiguring options, such as open plan Kitchen / Utility to create perfect family kitchen with island finally combine family bathroom and cloak to present a four piece bathroom suite.

Ideally located in Jarrow, this property enjoys proximity to local amenities, transport links and excellent schooling options for families with children of all ages. This semi-detached house is available for Residential Sale. Don't miss this opportunity to lay claim to a spacious and stylish property in Jarrow, where comfort meets convenience. Don't delay, secure your viewing today and you could be enjoying your dream home sooner than you think.

Call Pattinson JARROW: 0191 4897431 or Email: [jarrow@pattinson.co.uk](mailto:jarrow@pattinson.co.uk)

Council Tax Band: B

Tenure: Freehold

Price: Offers Over £199,000

Property Type: Semi-detached house

Parking: Driveway & Garage

Construction materials: Brick and block

Roofing type: Clay tiles

Heating: Gas

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Air conditioning: No

## External Front

Private well maintained lawned garden, path leading to entrance;



## Porch

2.28m x 1.71m (7'5" x 5'7")

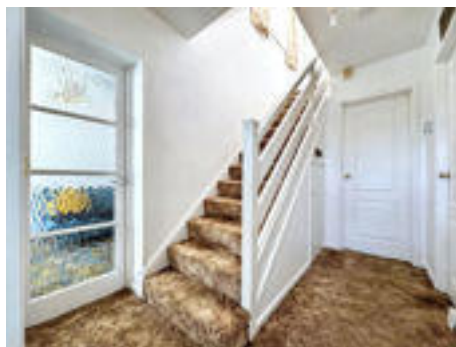
Upvc part glazed door leading to entrance complemented by double glazed windows;



## Hallway

4.00m x 1.78m (13'1" x 5'10")

Upvc part glazed leading to hallway, stairs to first floor, gas central heating radiator;



## Open Plan Lounge / Dining Room

4.10m x 3.40m (13'5" x 11'1")

Double glazed bay window to front aspect, gas central heating radiators, double glazed window to rear aspect;



## Open Plan Lounge / Dining Room.

3.11m x 2.56m (10'2" x 8'4")



## Reception Two / Bedroom Four

4.30m x 2.36m (14'1" x 7'8")

Double glazed window to front aspect, gas central heating radiator;



## Kitchen

3.13m x 2.62m (10'3" x 8'7")

A range of base units complemented by contrasting work surfaces, stainless steel sink with mixer tap over, tiled splashbacks, Integrated electric oven, electric hob, gas central heating radiator, vinyl flooring, double glazed window to rear aspect;



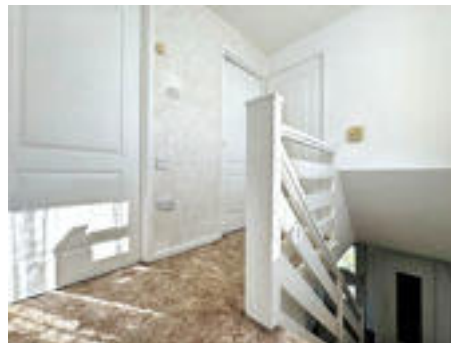
## Utility

2.65m x 2.52m (8'8" x 8'3")

A range of wall and base units with contrasting work surfaces, plumbing for washing machine, space for fridge freezer, space for tumble dryer, laminate flooring, double glazed window to side aspect; (Image to follow)

## First Floor Landing

Double glazed window to side aspect;



## Bedroom One

3.51m x 3.48m (11'6" x 11'5")

Double glazed window to front aspect, gas central heating radiator;



## Bedroom Two

3.51m x 3.10m (11'6" x 10'2")

Double glazed window to rear aspect, gas central heating radiator, built in storage (Combi boiler);



## Bedroom Three

2.61m x 2.23m (8'6" x 7'3")

Double glazed window to front aspect, gas central heating radiator;



## Family Bathroom

1.70m x 1.55m (5'6" x 5'1")

A suite comprising; Bath with mains shower over, pedestal wash hand basin, gas central heating chrome towel radiator, part tiled walls, vinyl flooring, double glazed window to rear aspect;



## Cloak

W.c, vinyl flooring, double glazed window to rear aspect;



## External Rear

Private enclosed block paved garden, mature borders, double gates providing off street parking;



## External Rear.



## Garage

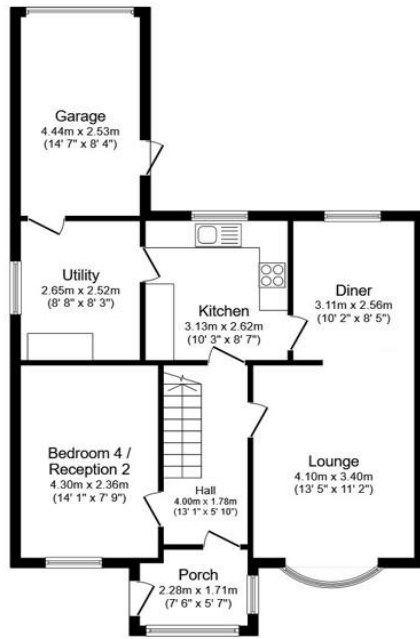
4.44m x 2.53m (14'6" x 8'3")

Up & Over door, Upvc part glazed door leading to garden & driveway;



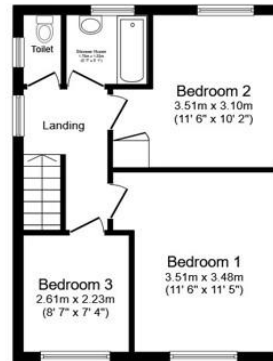
## External Front Views





**Ground Floor**

Floor area 77.9 sq.m. (839 sq.ft.)



**First Floor**

Floor area 39.7 sq.m. (427 sq.ft.)

**Total floor area: 117.6 sq.m. (1,266 sq.ft.)**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Oxford Way, Jarrow, Tyne and Wear, NE32 4XA

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

**1A Brackenthwaite, Leicester, Leicestershire, LE4 7GA, <https://laxmanrealestate.com/contact>**

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 firms employment has the authority to make or give any representation or warranty in respect of the property.



<https://laxmanrealestate.com/contact> -