



### 3 bed bungalow to buy in NE4

Middleton Avenue, Newcastle upon Tyne,  
Tyne and Wear, NE4 9NB

# £180,000

 x3  x1  x1

Tenure

**Freehold**

### Property features

- ✓ Dormer Bungalow
- ✓ Three Bedrooms
- ✓ Sought After Location
- ✓ Viewing Recommended
- ✓ EPC Rating C

Driveway parking

## Key Information

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

## Description

Situated in the highly desirable residential area of Fenham, this three-bedroom dormer bungalow on Middleton Avenue presents an excellent opportunity to purchase a home in a sought-after location with easy access to local amenities and transport connections. Offering well-proportioned accommodation throughout, the property briefly comprises an entrance hall, spacious lounge, kitchen, bathroom, separate WC, and three bedrooms.

Externally, the property enjoys gardens to the front and rear, with the lovely-sized rear garden offering an excellent degree of outdoor space for families, keen gardeners, or those who enjoy entertaining. A driveway to the front provides convenient off-street parking.

With its popular location, flexible accommodation, and generous plot, this property is sure to appeal to a wide range of prospective purchasers.

Council Tax Band: B

Tenure: Freehold

Price: £180,000

Property Type: Bungalow

Parking: Driveway

Heating: Gas

## Entrance Hall

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### Lounge

5.20m x 3.70m (17'0" x 12'1")



### Kitchen

3.60m x 3.10m (11'9" x 10'2")



### Master Bedroom

5.10m x 3.70m (16'8" x 12'1")



### Bathroom

1.90m x 1.80m (6'2" x 5'10")



### Separate WC

## Bedroom Three

2.80m x 3.40m (9'2" x 11'1")



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## Stairs to First Floor

## Bedroom Two

5.50m x 2.90m (18'0" x 9'6")

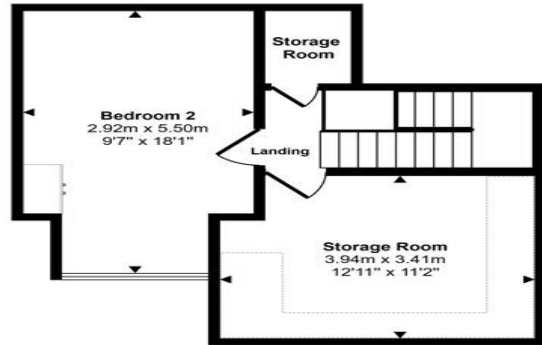
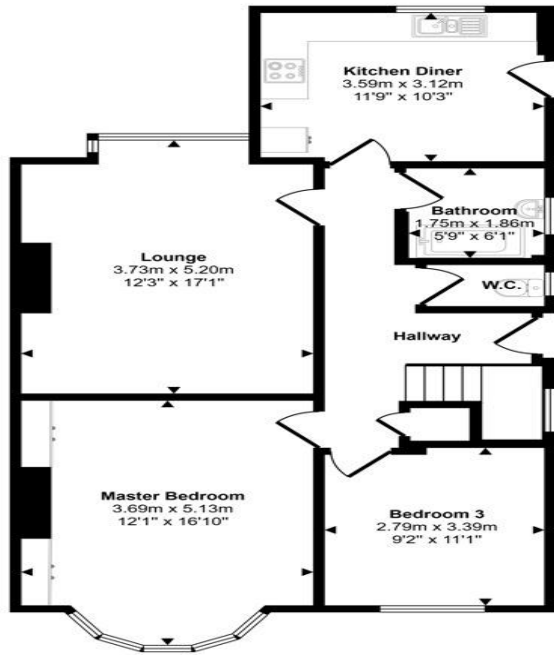


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## External - Garden to rear.



Approx Gross Internal Area  
111 sq m / 1192 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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) <b>A</b>			
(81-91) <b>B</b>			84
(69-80) <b>C</b>		70	
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC	

Middleton Avenue, Newcastle upon Tyne, Tyne and Wear, NE4 9NB

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

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