



## 4 bed detached house to buy in

Mickle Close, Washington, Tyne and Wear,  
NE37 1RY

**£380,000** Offers Over

 x4  x3  x2

Tenure

**Freehold**

Driveway & Garage parking

## Property features

- ✓ Detached
- ✓ Corner Plot
- ✓ Four Double Bedrooms
- ✓ Modernised Throughout
- ✓ EPC Rating C

## Key Information

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

## Description

A rare opportunity to acquire this impressive four-bedroom detached family home, occupying a generous corner plot within the highly sought-after Mickle Close.

Beautifully presented throughout, the property offers spacious and versatile living accommodation, ideal for modern family life. Upon entering, you are welcomed by a bright entrance hall leading to a well-proportioned living room, alongside an additional reception room which can be utilised as a formal dining room or second sitting room. To the rear, a stunning modern kitchen diner provides the perfect space for both everyday living and entertaining, complemented by a large sun room featuring a recently installed roof, allowing for year-round enjoyment. The former garage has been thoughtfully converted into a practical utility room, and a convenient downstairs WC completes the ground floor.

To the first floor, the property boasts four generous double bedrooms, with the master benefitting from a stylish en suite, alongside a modern family bathroom.

Externally, the home continues to impress with a fully landscaped garden, offering a private and well-maintained outdoor space ideal for relaxing or entertaining. To the front, a substantial driveway provides off-street parking for up to three vehicles, in addition to new electric garage doors. As well as solar panels and battery, alarm and CCTV and additionally an electric car charging point.

Further benefits include recently installed windows and a new boiler, ensuring the property is both energy efficient and move-in ready.

This exceptional home, set within a desirable location and offering high-quality upgrades throughout, is not to be missed. Early viewing is highly recommended.

Council Tax Band: E

Tenure: Freehold

Price: Offers Over £380,000

Property Type: Detached House

Parking: Driveway & Garage

Heating: Gas

## External



## Hallway

3.196m x 1.863m (10'5" x 6'1")



## Living Room

4.37m x 3.514m (14'4" x 11'6")



## Kitchen

4.699m x 3.12m (15'5" x 10'2")



## Utility room

2.865m x 2.813m (9'4" x 9'2")



## Second Lounge

3.523m x 3.125m (11'6" x 10'3")



## Conservatory

8.424m x 3.252m (27'7" x 10'8")



## Landing

4.122m x 2.005m (13'6" x 6'6")



## Bedroom One

3.597m x 3.431m (11'9" x 11'3")



## En-Suite

2.00m x 1.60m (6'6" x 5'2")



## Bedroom Two

3.415m x 3.268m (11'2" x 10'8")



## Bedroom Three

3.555m x 2.774m (11'7" x 9'1")



## Bedroom Four

3.307m x 2.508m (10'10" x 8'2")



## Bathroom


2.298m x 1.704m (7'6" x 5'7")



## Garden





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		84
(69-80) <b>C</b>	74	
(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:

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

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