



## King Oswald Drive, Stella Riverside, Tyne And Wear, NE21 4FD

**\*\*\*CHAIN FREE\*\*\*** Beautifully presented modern detached family home on the popular Stella Riverside development. The property comprises of lounge, kitchen/diner, utility room and W/C to the ground floor. To the first floor there are three double bedrooms, the master having an en-suite shower room, and a family bathroom. Externally there is an enclosed spacious garden to the rear, with detached garage, driveway for 2 cars and electric car charging point to the side. Within close proximity to Keelman Way Riverside Walk. This is a property that is simply not to be missed out on! Viewing highly recommended to appreciate all this home has to offer! EPC Rating C.



**\*\*\*CHAIN FREE\*\*\***

**Detached Family Home**

**Three Bedrooms**

**Close to River Walks**

**Garage, Driveway & Electric Car Charge Point**

**EPC Rating C**

**£225,000**

**Lounge** 12' 10" x 12' 2" (3.90m x 3.71m)

**Kitchen/Diner** 18' 0" x 9' 3" (5.49m x 2.83m)

Modern open plan kitchen/diner with patio door access to the garden. Featuring a range of wall and base units for storage along with integrated appliances.

**Utility room** 8' 2" x 5' 3" (2.50m x 1.61m)

A bonus room with bench space and walled units for extra storage and space for white goods.

**W/C** 5' 4" x 3' 5" (1.62m x 1.03m)

Wash Basin, W/C.

**Bedroom 1** 12' 11" x 10' 9" (3.93m x 3.27m) Max

**En-suite** 6' 6" x 6' 4" (1.98m x 1.93m)

Shower cubicle, Wash Basin and W/C.

**Bedroom 2** 9' 7" x 9' 6" (2.91m x 2.89m)

**Bedroom 3** 9' 2" x 8' 3" (2.80m x 2.52m)

**Family Bathroom** 6' 10" x 5' 7" (2.08m x 1.70m)

Bath, Wash Basin and W/C.

### Externally

This lovely property benefits a spacious enclosed garden to the rear with lawn and patio areas. Garage and multivehicle driveway to the side with the added bonus of electric car charge point. From the front of the property you can see the river Tyne and enjoy river walks within minutes. There is also a children's park and playing field a short walk away.

**Garage** 22' 3" x 8' 11" (6.77m x 2.73m)

The garage is accessed by an up and over garage door and benefits from hard wired lighting.

### Additional Information

Council tax band D. EPC Rating C. We understand this property is freehold. Mobile phone coverage and broadband availability: <https://checker.ofcom.org.uk/> Coal mining: The North East has a widespread coal mining heritage and many properties are built within the vicinity of historic coal mining. We have not been made of aware of any specific issues with this property. Your conveyancer may carry out a coal mining search.

### Photo Disclaimer

\*Please note that the vendors have re-seeded the rear lawn. However the images used in the marketing are from the previous summer.

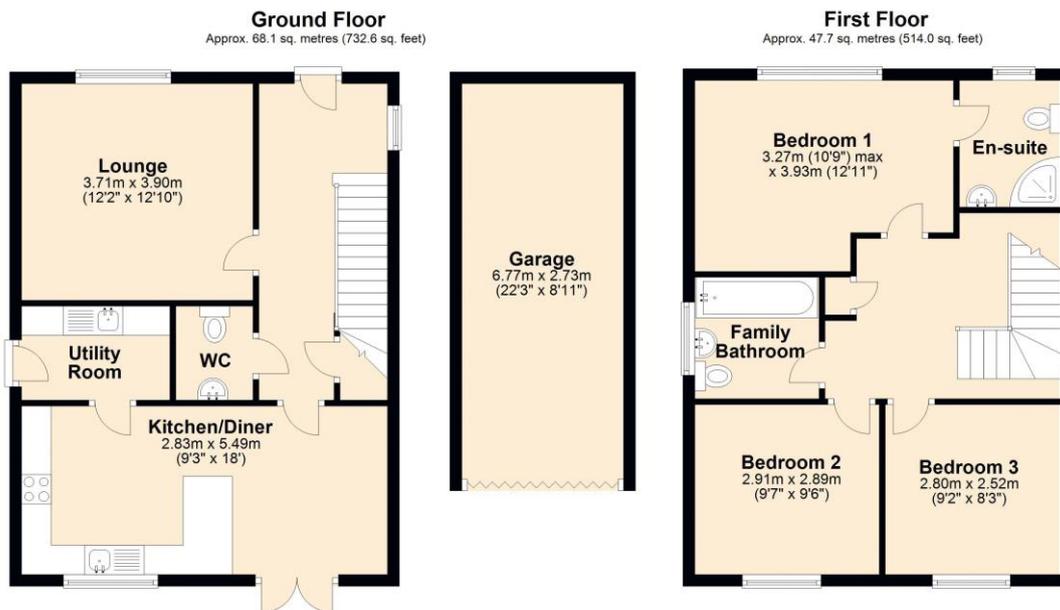
### Important Note To Purchasers

We have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. The measurements are a guide to prospective buyers only and are not precise. We have not carried out a structural survey and the services, appliances and fittings have not been tested by us. If you require any further information, please contact us.



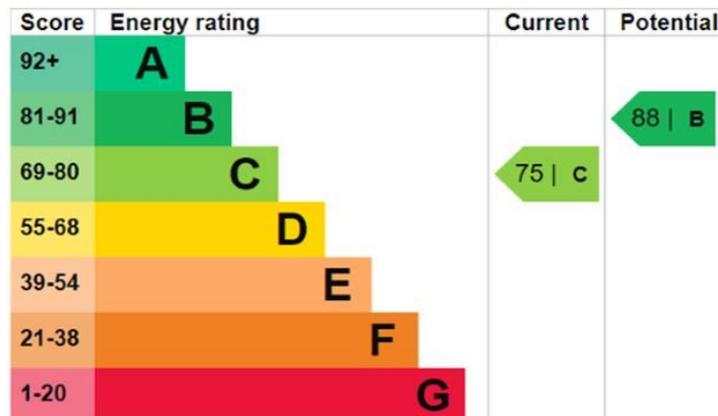


# Floorplan



Total area: approx. 115.8 sq. metres (1246.5 sq. feet)

## EPC Graph (full EPC available on request)



For more information please call **0191 414 1200** or email [info@livinglocalhomes.co.uk](mailto:info@livinglocalhomes.co.uk)

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