



**7 Hazelwood Road**

Great Park







7 Hazelwood Road, Great Park, Gosforth NE13 9DL

Guide Price £695,000

Impressive Detached Family Home Offering Stylish Modern Living! Boasting south facing lawned rear gardens, this substantial, modern detached family home occupies an impressive south backing plot and is ideally located at Hazelwood Road, Great Park. Hazelwood Road, which is tucked just off from Sir Bobby Robson Way and Oakwood Drive, is a residential street of luxury self-built plots which were offered by Charles Church and offers some of largest modern homes within the city.

Situated close to local schooling, Hazelwood Road is also conveniently situated to provide easy access to the A1 western bypass as well as the shopping of Gosforth High Street which is also placed only a short drive away.

The property, which was developed by the current owners in 2017, boasts close to 3,600 Sq ft of internal living space and is purpose built over three storeys.

The accommodation comprises: a spacious entrance hall with staircase to the first floor, under-stairs store cupboard and ground floor guest WC | Generous 23ft living room with walk-in bay window | The rear of the property offers an impressive open plan kitchen/dining and family space with south facing sliding doors to the rear terrace and gardens | The kitchen area offers high gloss units with an abundance of storage with integrated 'Neff' appliances, central island with induction hob and breakfast bar with dining area | Utility room with wine fridge and door to side access to the ground floor | Study/snug with window overlooking the rear garden to the ground floor.

The first-floor landing gives access to four generous bedrooms, two of which benefit from stylish en-suite shower rooms with Porcelanosa fittings | Bedroom three is currently laid out as a home cinema room with fitted media and audio system and cinema screen | Stylish family bathroom, again fully fitted by Porcelanosa with four-piece suite including walk-in shower.

The stairs continue to the second-floor landing with store cupboard and then onto two substantial double bedrooms which are perfect for older children | Bedroom five with south facing window, fitted storage and stylish en-suite shower room | Bedroom six, again with fitted storage and south facing window | Shower room with WC.

Externally, the property offers a landscaped south facing garden to the rear, laid mainly to lawn with paved patio seating areas, fenced boundaries and side access. To the front, a low maintenance garden with lawn and a multi-car driveway with access to a generous garage with light, power and electric roller door. Well-presented throughout, with underfloor heating and photovoltaic tiles providing an income for years to come, this luxury, detached family home simply demands an early inspection.

Services: Mains electric, gas, water and drainage | Tenure: Freehold | Council Tax: Band G | Energy Performance Certificate: Rating B















Floorplan to be included





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