



6 Park Head Road

Jesmond Park West



SANDERSON
YOUNG



6 Park Head Road

Jesmond Park West,NE7 7DH

A rare opportunity to acquire this substantial, semi detached four bedroom family home, situated on this desirable street just behind Jesmond Park West. The property retains many of its period features, including beautiful flooring, ¾ paneling to the reception hallway and stained glass windows throughout.

The property has recently undergone a sympathetic transformation by the current owners who have managed to mix modern detail and period charm with ease.

Park Head Road is situated just behind Jesmond Park West and offers easy access to Jesmond or Heaton's local amenities including local schools, cafés, restaurants and Jesmond Dene itself.

Price Guide:

Offers Over £595,000

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The internal accommodation comprises: Entrance vestibule with stained glass windows | Reception hallway with beautiful $\frac{3}{4}$ height wood panelling | Downstairs WC | Study | Living room with a fantastic recently installed media wall, bay window and electric fireplace | Second living room with wooden flooring and fireplace | Conservatory | Stunning refitted kitchen, dining & living room with panelling, electric fireplace, parquet flooring and recessed lighting | Contemporary kitchen fitted with a range of cabinets with integrated Neff appliances throughout | Utility space/garage.

The stairs then lead up to the first floor and onto four bedrooms | Bedroom one with a bay window overlooking the Dene and a feature fireplace | Bedroom two is situated to the rear and is another comfortable double | Bedroom three also benefits from open aspect views over the Dene | Bedroom four with a bay window | Family bathroom with separate WC | Impressive billiards room with stained glass windows and walk in bay.

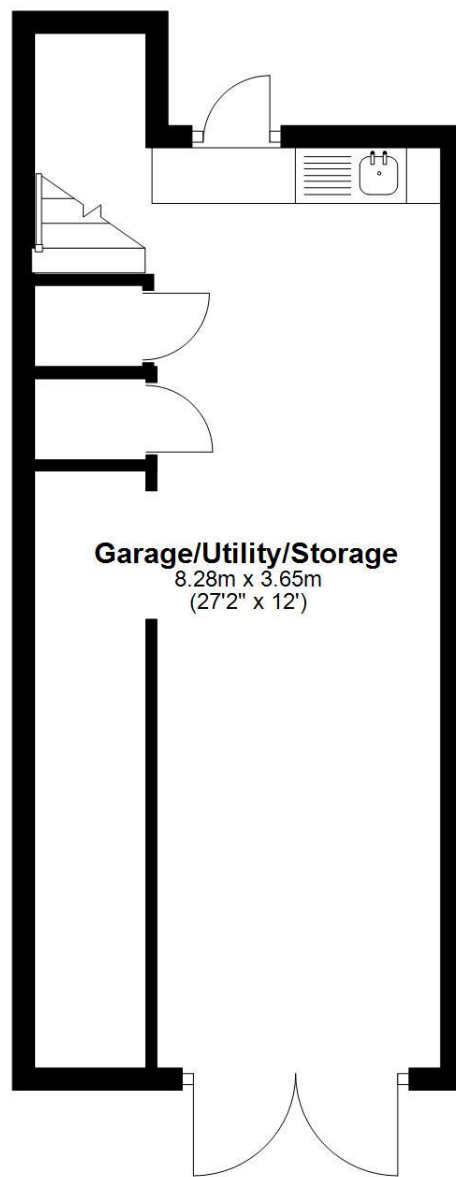


Emma Lane
0191 213 0033
emma.lane@sandersonyoung.co.uk

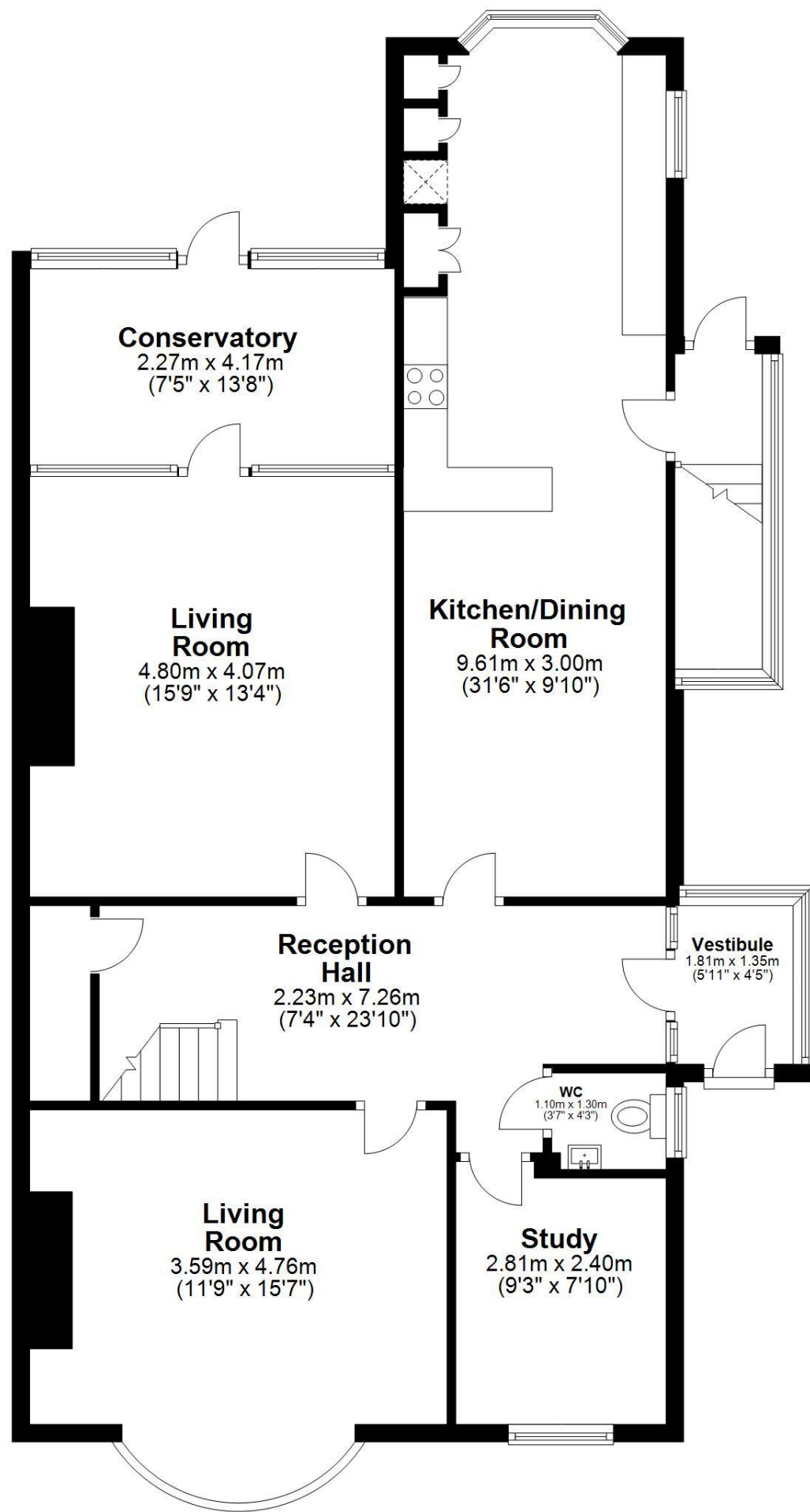




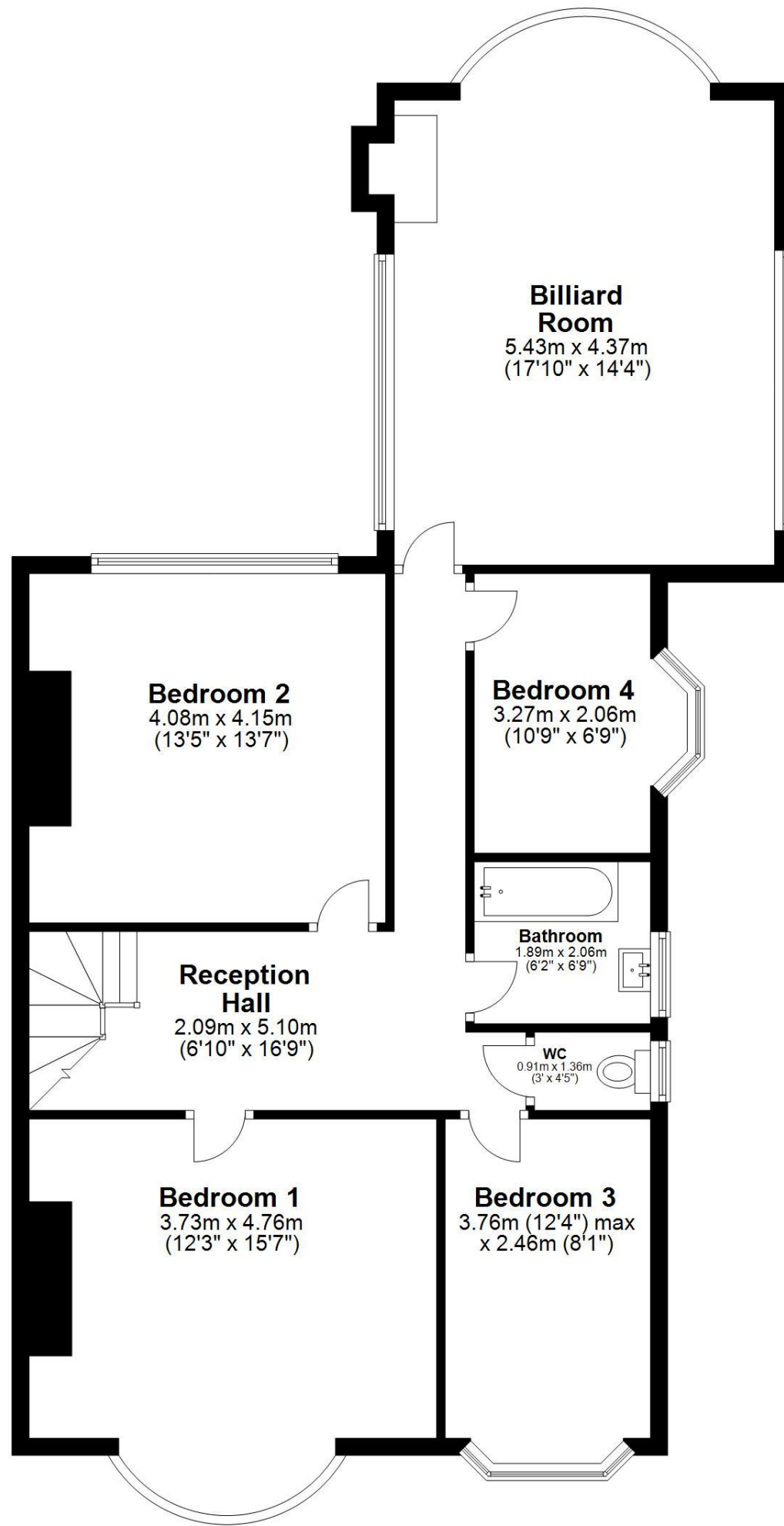
Lower Ground Floor
Approx. 31.3 sq. metres (336.7 sq. feet)



Ground Floor
Approx. 109.9 sq. metres (1183.1 sq. feet)



First Floor
Approx. 99.1 sq. metres (1066.3 sq. feet)



Total area: approx. 240.3 sq. metres (2586.1 sq. feet)
6 Park Head Road, Newcastle Upon Tyne



Externally, the property benefits from a driveway to the front for one vehicle | Front garden with hedged and walled boundaries | To the rear is an enclosed garden which is laid predominantly to lawn with well stocked borders and walled boundaries.

With a new gas 'Combi' central heating system, this fantastic family home simply demands an early inspection and viewings are strongly advised.

Services: Mains Electricity, Gas, Water & Drainage | Tenure: Freehold | Council Tax: Band F | Energy Performance Certificate: Rating E

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Jesmond

