



Moorcot

5 Moor Road South



SANDERSON
YOUNG





Moorcot 5 Moor Road South, Gosforth, NE3 1NN

Situated on this highly desirable street within the heart of Gosforth, is this beautiful, four bedroom detached house, that is presented and maintained to such a high standard.

Purchased by the current owners in 2006, the property has been well cared for and refurbished during their ownership, creating a beautiful home for any occupier. The whole of the property offers a great deal of charm and character that reflect its construction of around 1896.

This unique property is ideally located on Moor Road South for easy access to Gosforth High Street with its wide range of local shops, cafes, bars and restaurants, as well as the Town Moor, and offers great accessibility via road and transport links into Newcastle City Centre and throughout the region.

Price Guide:

Offers Over £900,000

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Offering 2204 sq.ft. the internal accommodation comprises: A charismatic entrance porch with patterned tiled flooring | Reception hallway with lovely arched windows | Delightful main sitting room with feature period fireplace, lovely bay window and alcove storage and shelving, as well as offering a connecting door through to the kitchen | Refurbished and extended kitchen with an extensive range of high quality cabinets from Newcastle Furniture Company, integrated appliances, and offers full length windows overlooking the westerly facing gardens and patio. The kitchen is open to the dining and sitting area offering great natural light. The kitchen also offers integral access into the garage | Utility room with cloakroom WC | Study, which has been professionally fitted with high quality Neville Johnson furniture | Ground floor bedroom with an ensuite shower room, which could be turned back into a further reception room if required.

Impressive staircase leads up to the first floor landing | Principal bedroom with a lovely feature bay window and fitted wardrobes | Good sized double bedroom with fitted wardrobes and furniture | Smaller double bedroom, also with fitted wardrobes | Family bathroom with Villeroy & Boch fittings including bath and separate shower.



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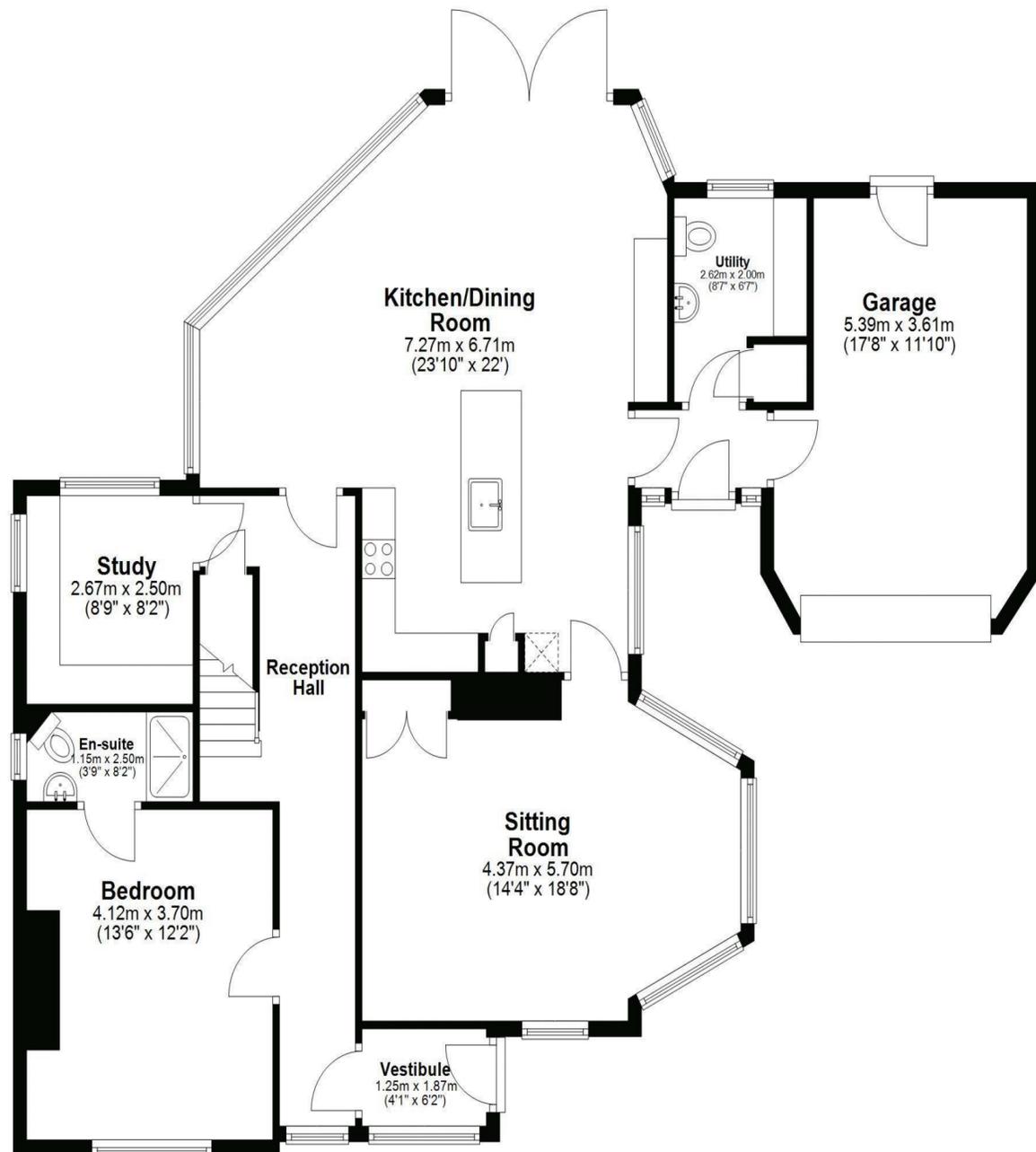






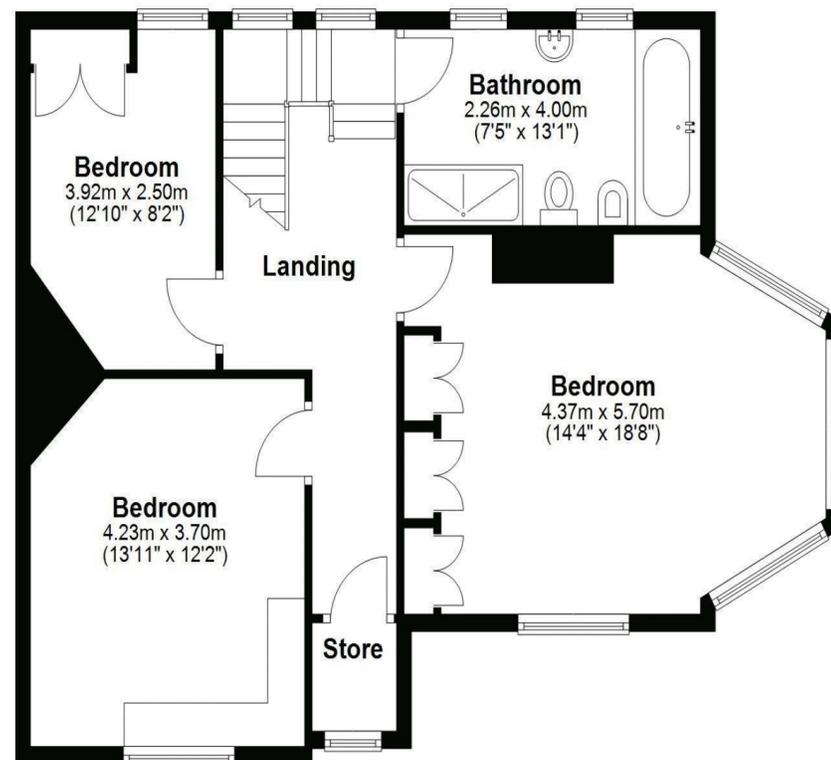
Ground Floor

Approx. 131.4 sq. metres (1414.6 sq. feet)



First Floor

Approx. 73.3 sq. metres (789.4 sq. feet)



Total area: approx. 204.8 sq. metres (2204.0 sq. feet)

5 Moor Road South, Gosforth

Externally, the property is accessed via a pedestrian gate, as well as electronic vehicular access gates leading into the courtyard and front garden with parking for two cars | Attached garage with workshop area | Front garden with beautiful mature trees, shrubs and bushes | Rear & side courtyard with mature borders and a lovely water feature.

A truly special home for which viewings are highly recommended to appreciate the accommodation on offer.

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



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