



## Gowland Avenue, Newcastle Upon Tyne, NE49NH

3 Bedroom Semi-detached House | Large Rear Garden | Double glazed windows | Garage and Driveway  
Gas Central Heating | spacious rooms | local amenities nearby |

**Asking Price: £160,000**

**HUNTERS**<sup>®</sup>  
HERE TO GET *you* THERE

# Gowland Avenue

## Newcastle Upon Tyne, , NE4 9NH

Hunters are delighted to welcome to the market this,three bedroom semi-detached house for sale, located on the very desirable Gowland Avenue, Fenham. The property benefits from gas central heating and UPVC double glazed windows, large rear garden, garage and driveway. This ideal family home is very spacious, and is close to local amenities and has good transport links to city centre and surrounding areas.

The property briefly consists of:  
Entrance Hall

double radiator and storage cupboard.

Living Room 12' 10" x 11' 6" (3.92m x 3.5m )

UPVC double glazed window to front elevation, electric fire and surround and double radiator.

Dining Room 10' 4" x 12' 9" (3.14m x 3.88m )

UPVC double glazed bay window to rear elevation and double radiator.

Kitchen

UPVC double glazed window to rear elevation, wall and base units complimented by roll top work surfaces, pantry, induction oven and gas hob, stainless steel sink and drainer, part tiled walls and single radiator.

First Floor Landing

Family Bathroom 6' 9" x 8' 2" (2.05m x 2.49m )

UPVC double glazed frosted, loft access, bath, single radiator, WC, sink and pedestal, storage cupboard and fully tiled walls.

Bedroom 1: 11' 5" x 12' 6" (3.48m x 3.82m )

UPVC double glazed window to rear elevation, fitted storage and Two double radiators.

Bedroom 2: 8' 9" x 12' 9" (2.66m x 3.9m )

UPVC double glazed window to front elevation and, single radiator and storage cupboard.

Bedroom 8' 10" x 7' 6" (2.69m x 2.29m )

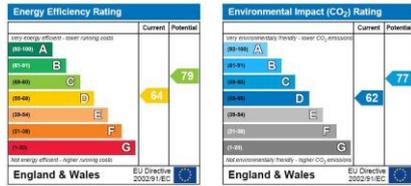
UPvc double glazed window to front elevation and single radiator.

External



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**VIEWING ARRANGEMENTS** By appointment with Hunters:  
65 Percy Street, Newcastle upon Tyne, NE1 7RN

### OPENING HOURS

Monday - Friday: 9:30 am - 6.00 pm  
Saturday: 9.00 am - 4.00 pm  
Sunday: Closed

### THINKING OF SELLING?

If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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