

5 bed terraced house to buy in NE12

Station Road, Forest Hall, Newcastle upon Tyne and Wear, NE12 8AP

£325,000 Starting Bid

- ✓ Formerly arranged as flats, this property has been beautifully restored to create a stunning period home
- ✓ Edwardian Mid Terrace Home.
- ✓ Five Bedrooms.

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Summary

- Property Type: Terraced House - Bedrooms: 5 - Parking: Garage - Central Heating: Gas
- Price: Starting Bid £325,000
- Tenure: Freehold

Description

TO BE SOLD via ONLINE AUCTION. Fees apply.

This impressive Edwardian mid-terraced home is perfectly positioned in the ever-popular Forest Hall area. Blending traditional character with thoughtful modern updates, the five-bedroom property provides generous living space, timeless style, and inviting outdoor areas an ideal choice for families and those who enjoy entertaining.

A smart UPVC double-glazed entrance door opens into a welcoming vestibule that leads to a bright and spacious lounge. The room's original Edwardian timber flooring, decorative ceiling coving, and elegant gas fire with cast-iron surround come together to create a space full of warmth and charm. Flowing through from here, the dining room offers an attractive setting for family meals .

Set at the rear of the property, the kitchen has been designed with both function and style in mind. It features a range of high-gloss wall and base units, coordinated laminate worktops, and ceramic tiled flooring with matching splashbacks. Integrated appliances include a double electric oven and gas hob. Beyond the kitchen a well-appointed utility space complements the kitchen, offering extra storage and a handy area for laundry and household chores, alongside a useful ground-floor W.C.

On the first floor, there are three well-proportioned double bedrooms. The principal bedroom enjoys the benefit of its own en-suite shower room, while the main family bathroom offers classic appeal with its elegant roll-top bath and ball-and-claw feet, a nod to the property's Edwardian heritage.

The top floor adds further flexibility, featuring two additional double bedrooms, both with dormer windows creating bright and comfortable spaces. A generous attic area provides excellent storage or scope for conversion, and a separate study/home office is perfect for home working.

At the front, you'll find a charming town garden enclosed by secure gates, offering a welcoming approach to the home. The rear outdoor space has been cleverly designed for ease of care and style, featuring an artificial lawn, a custom-built bar, and a handy storage shed, creating an inviting setting to unwind or entertain guests year-round.

Conveniently positioned close to reputable schools, local amenities, and excellent transport connections, this distinctive Edwardian home effortlessly blends traditional character with modern convenience.

A rare opportunity to acquire a truly characterful family home, early inspection is highly recommended to fully appreciate its quality, charm, and generous accommodation.

Council Tax Band: D

Tenure: Freehold

EPC Rating: D

Living Room

4.50m x 4.10m (14'9" x 13'5")

A bright and spacious lounge featuring a gas fire set within a traditional cast iron surround, serving as the room's focal point. Original wood flooring and decorative coving add charm and character, creating a welcoming and stylish living space.



Dining Room

4.40m x 4.00m (14'5" x 13'1")

An adjoining charming dining room, featuring original coving and stripped flooring, provides the perfect setting for family meals or entertaining.



Kitchen

3.90m x 3.30m (12'9" x 10'9")

A spacious contemporary kitchen boasting sleek ceramic tiled flooring and matching splashbacks, complemented by an array of high-gloss base and wall units, all topped with contrasting worktops for a modern, stylish finish.



Utility Room

A convenient utility space complements the kitchen, providing extra storage and a practical area for laundry and household tasks, alongside a handy ground-floor W.C.

Bathroom

4.20m x 3.30m (13'9" x 10'9")

A generous family bathroom with a classic white three-piece suite, featuring a roll-top bath with claw and ball feet that beautifully enhances the period charm.



Bedroom 1

4.50m x 4.00m (14'9" x 13'1")

A light and spacious main bedroom filled with natural light and offering direct access to the en-suite shower room.



Bedroom 2

4.10m x 3.90m (13'5" x 12'9")

A lovely, spacious double bedroom positioned at the front of the property, featuring a large window that fills the room with plenty of natural light.



Bedroom 3

4.40m x 4.10m (14'5" x 13'5")

Another impressive double bedroom on the second floor, featuring a charming dormer window.



Bedroom 4

4.00m x 3.10m (13'1" x 10'2")

The fourth bedroom, situated on the second floor, is a spacious double room beautifully enhanced by a charming dormer window.



Bedroom 5

3.70m x 2.40m (12'1" x 7'10")

A lovely front-facing fifth bedroom, well proportioned and filled with natural light.



Study

1.80m x 1.70m (5'10" x 5'6")

A versatile office space, ideal for home working or as a practical study area.



Outside Space

Bespoke bar area ideal for relaxing or entertaining.



Outdoor Space.

Stylish and low maintenance rear yard.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.co

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D	58	70
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC 	

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Contact your local branch today for more information on this property:

17a Station Road North, Forest Hall, Newcastle Upon Tyne, Tyne & Wear, NE12 7AR, Tel: 0191 2150677, www.pattinson.co.uk

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