



3 bed town house to buy in NE23

Baroney Way, St. Nicholas Manor,
Cramlington, Northumberland, NE23 1BG

£199,950

 x 3  x 1  x 1

Tenure

Freehold

Allocated parking

Property features

- ✓ Three double bedrooms
- ✓ Two parking spaces
- ✓ Fantastic location within St Nicholas Manor
- ✓ Walking distance to shops
- ✓ EPC Rating B

Key Information

- ✓ Council Tax: Band B
- ✓ EPC Rating: B
- ✓ Heating supply: Gas

Arrange a viewing

Teri Dunning
Cramlington

01670 568098
cramlington@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Nestled in the sought-after St Nicholas Manor, this beautifully presented three-storey home offers an exceptional standard of family living. With three generous double bedrooms, the property is thoughtfully arranged to provide ample space for a range of buyers.

Designed for modern lifestyles, the home boasts an inviting interior, tastefully decorated throughout. At the rear, a delightful south west facing garden is perfect for enjoying afternoon sunshine or al fresco dining with family and friends—a truly enviable outdoor space to unwind.

This freehold property is perfectly situated within walking distance of a wide range of amenities, including local shops, reputable schools, and leisure facilities. Everyday essentials are conveniently close at hand, while nearby parks and green spaces provide wonderful opportunities for outdoor activities and family days out.

Parking is never a problem, thanks to two dedicated parking bays just for you. The buzz of local life, coupled with tranquil residential surroundings, makes this address a rare find in St Nicholas Manor.

Don't miss this chance to secure a superbly maintained and generously proportioned home in one of the area's most desirable neighbourhoods. Arrange your viewing today to experience all this property has to offer.

Council Tax Band: B

Tenure: Freehold

Price: £199,950

Property Type: Town House

Parking: Allocated

Listed property: No

Conservation area: No

Heating: Gas

Water meter: No

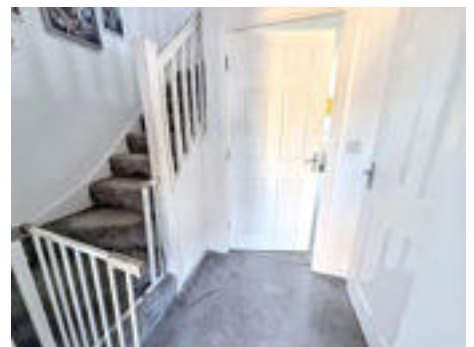
Entrance hallway



Living Room



Inner hallway



Kitchen/diner



Landing



Bedroom 1



Bedroom 2



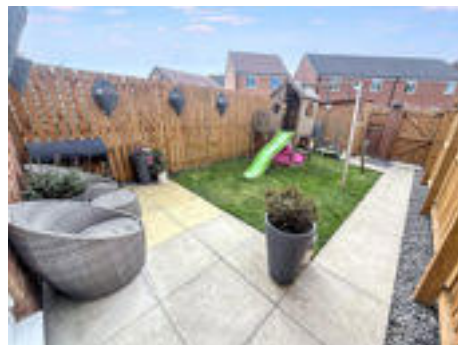
Bedroom 3

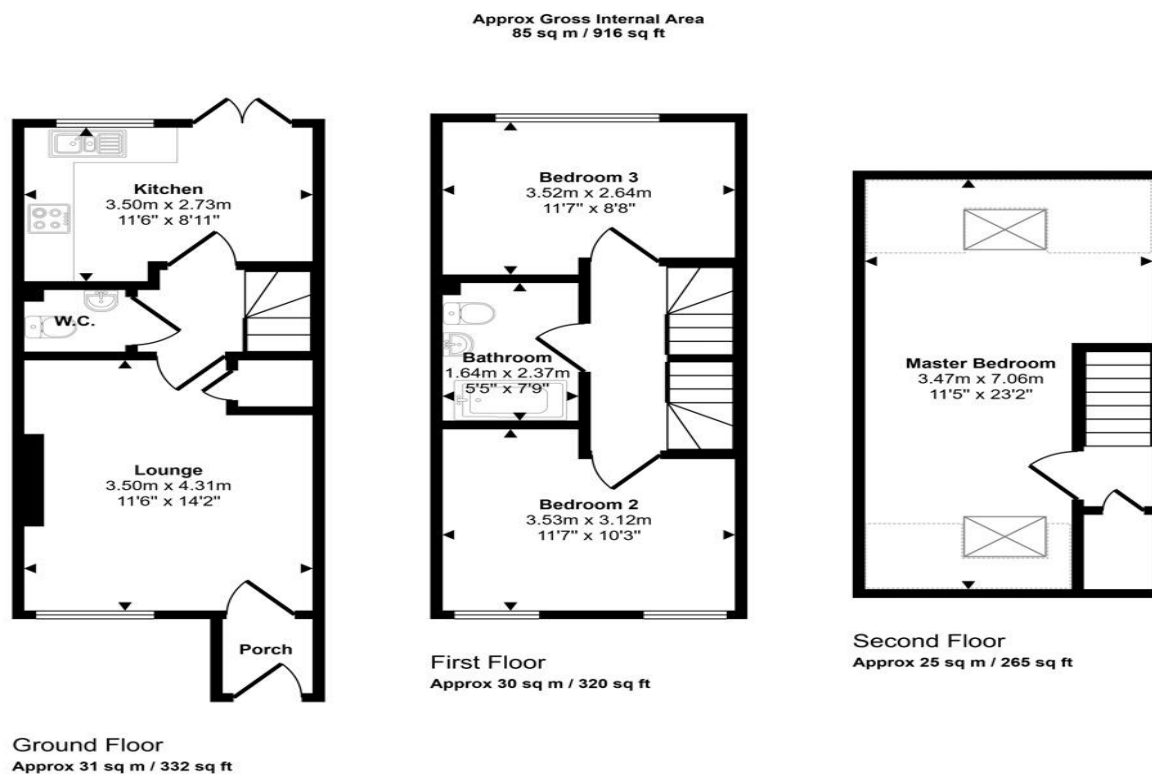


Bathroom



Garden





Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		97
(81-91) B	86	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Baroney Way, St. Nicholas Manor, Cramlington, Northumberland, NE23 1BG

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

Blagdon House Smithy Square, Cramlington, Northumberland, NE23 6QL, Tel: 01670 568098,
cramlington@pattinson.co.uk, www.pattinson.co.uk

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