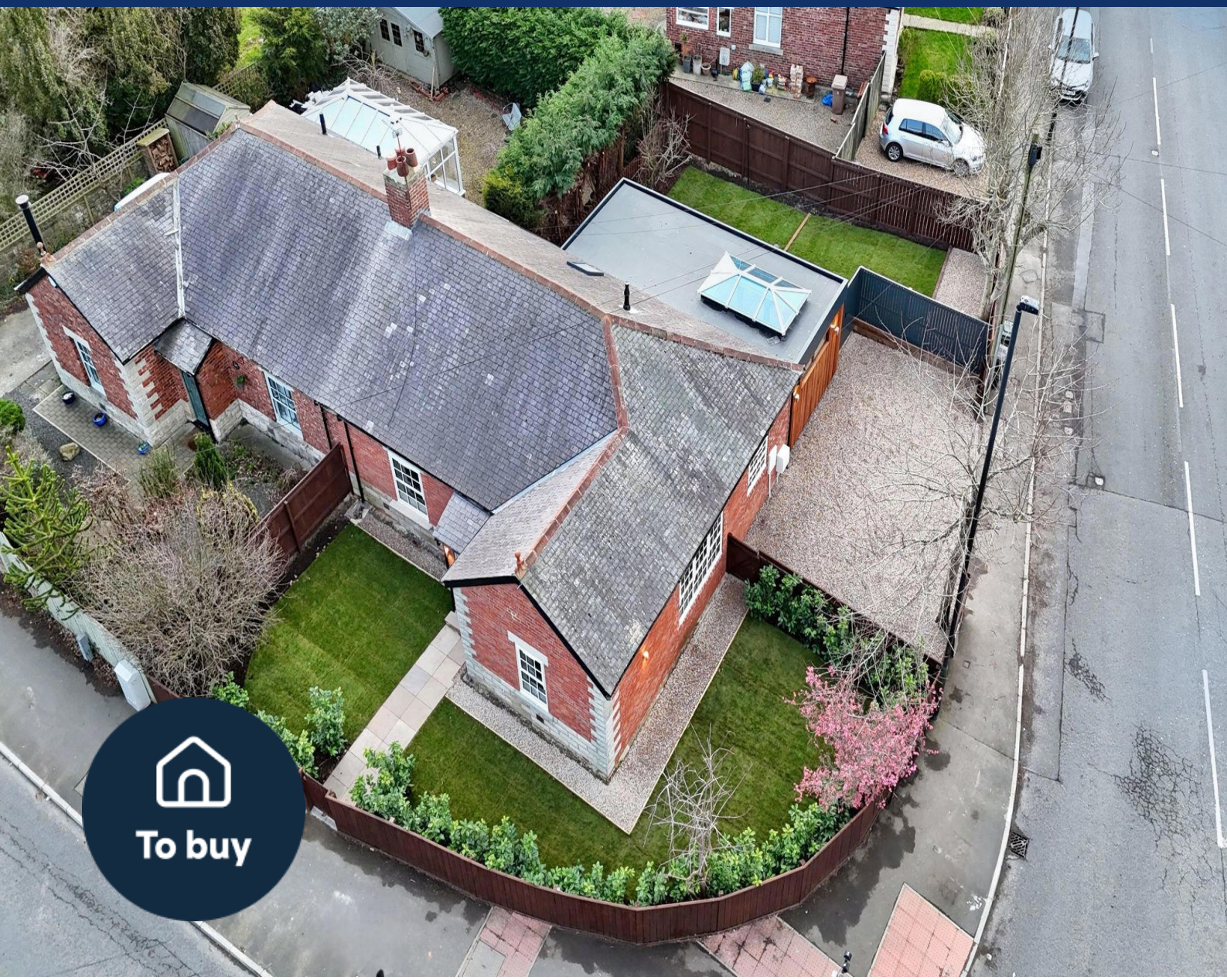


4 bed bungalow to buy in NE13

Gosforth Park Villas, North Gosforth, Newcastle upon Tyne, Tyne and Wear, NE13 6PP

£390,000 Offers Over

x 4 x 2 x 1

Tenure

Freehold

Driveway parking

Garden

Property features

- Modernised 4 Bed Single Storey
- Sought-After Location
- Close to Local Amenities
- Completed to the highest standard
- EPC Rating D

Key Information

- Council Tax: Band B
- EPC Rating: D
- Heating supply: Electric
- Electric supply: National Grid
- Water supply: Direct mains water
- Mobile signal: Good

Arrange a viewing

Maurice Porteous
Branch Manager
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- Flexible viewing slots
- Accompanied viewings

Description

Pattinsons Estate Agents are delighted to welcome to the market this magnificent and rare four-bedroom detached bungalow, all beautifully arranged on one level, occupying a prominent and generous corner plot at 2 Gosforth Park Villas, North Gosforth, Newcastle upon Tyne, Tyne and Wear, NE13 6PP.

Lovingly modernised and significantly extended to the most exacting of standards, this exceptional home seamlessly blends character with contemporary living. Of particular note is the striking glass extension, creating a light-filled lounge/diner with floor-to-ceiling glazing that brings the landscaped garden into the heart of the home. Externally, the garden wraps around three sides of the property, is fully fence enclosed and turfed, and there is ample off-street parking for two to three vehicles.

The accommodation extends to approximately 117 sq m (1,259 sq ft) and is thoughtfully arranged all on one level, offering both generous proportions and an excellent flow throughout. At the heart of the home is the impressive lounge/diner, creating a superb open-plan living and entertaining space, complemented by a well-appointed kitchen. The spacious master bedroom benefits from a private en suite shower room, while bedroom two is a substantial double. Bedrooms three and four provide flexible accommodation, ideal for family living, guests or home working. The property is further served by a stylish main bathroom and a convenient cloakroom/WC, ensuring practicality alongside comfort.

Location – North Gosforth. Situated close to Gosforth Park, this superb home enjoys immediate access to expansive green open space, ideal for scenic walks, cycling, running and popular community park runs. The nearby Gosforth Park offers a wonderful natural setting right on the doorstep, while the renowned Newcastle Racecourse hosts national race meetings and events throughout the year. For golf enthusiasts, Gosforth Golf Club is close by, providing a highly regarded course in attractive surroundings. Newcastle city centre lies approximately six miles away, offering extensive shopping, dining, cultural and leisure facilities.

The property benefits from excellent transport connections, with convenient access to the A19 and A1, making it ideal for regional commuting. Newcastle Central Station provides mainline rail services to London, Edinburgh and beyond, while Kingston Park Metro Station and Four Lane Ends Metro Station offer regular Metro services across Tyne & Wear, including direct links to Newcastle International Airport and the coast.

A wealth of local amenities are within easy reach, including major supermarkets such as Tesco Extra, Sainsbury's and Marks & Spencer. Gosforth High Street offers a vibrant mix of boutique shops, cafés, restaurants and everyday conveniences. The area is also well served by highly regarded schooling options, including Ofsted-rated first, middle and high schools, alongside respected independent schools such as Newcastle School for Boys and Westfield School, making this an ideal location for families.

Summary

This rare four-bedroom bungalow offers luxurious single-level living, exceptional entertaining space via its striking glass extension, and a generous wraparound garden — all within a highly desirable and well-connected North Gosforth location.

Early viewing is strongly recommended to fully appreciate the quality, space and lifestyle on offer.

Council Tax Band: B

Tenure: Freehold

Price: Offers Over £390,000

Property Type: Bungalow

USPs: Garden

Parking: Driveway

Year built: 1950

Construction materials: Brick and block, Stone built

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Electric, Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good

Front of Property

Attractive and traditionally styled single storey semi-detached dwelling completed in traditional brick with stone styled quoins and lintels. The property is beautifully landscaped on 3 sides and benefits from a sandstone paved path and offstreet parking to the side for 2-3 cars.



Kitchen (open plan to lounge/diner)

3.62m x 2.78m (11'10" x 9'1")

The kitchen is finished in a timeless classic modern style with crisp white cabinetry, brushed chrome handles and contrasting wood-effect worktops and Carrara Marble effect solid surface worktops, creating a clean yet characterful finish. Integrated appliances include:
-dishwasher; fridge/freezer; double ovens and an induction hob, whilst matching upstands provide both practicality and visual interest. The flooring is durable and stylish, complementing the overall neutral palette. The kitchen does not stop there, there is a magnificent double width larder cabinet- fitted Carrara marble effect worktop which hides those highly useful kitchen gadgets and also ideal for keeping treats such as luxury blends of teas etc. A window above the sink, and lantern light over, allow for natural light and garden views, while a radiator ensures comfort. There is also a noodle/breakfast bar for informal breakfast seating, making this both a sociable and highly functional space for everyday living.



Dining Area (Open Plan to Kitchen/Lounge)

The dining area easily houses an eight-seater dining table beneath a large roof lantern surrounded by recessed LED lighting and spot lights, making it ideal for entertaining and family gatherings. Large French glass doors provide effortless access onto the garden, creating a perfect indoor-outdoor lifestyle.



Lounge (Open Plan to Kitchen/ Diner

7.94m x 3.55m (26'0" x 11'7")

Undoubtedly the heart of the home, this stunning extended reception room is beautifully presented with warm neutral walls, recessed ceiling spotlights and elegant wood flooring that flows seamlessly throughout the space and incredibly private. The striking glazed extension creates a wonderful sense of openness, flooding the room with natural light and offering uninterrupted views across the garden. Multiple radiators ensure the space remains cosy and comfortable year-round, complementing the abundance of glazing. Walnut and glass feature drinks cabinet are a wonderful addition to this space which are up lit for providing extra mood lighting in the evenings.
The lounge area comfortably accommodates a large corner sofa or two generous sofas with coordinating armchairs and a central coffee table, while still retaining a wonderful sense of space.



Cloakroom/WC

Conveniently located, close to the main reception space, comes fitted with walnut vanity unit with sink over, low level back to wall pan with fitted storage furniture finished in coordinating décor of contemporary styling.



Main Bathroom – 1.93m x 2.75m

1.93m x 2.75m (6'3" x 9'0")

A beautifully appointed family bathroom featuring a stunning freestanding bath with floor-mounted tap, creating a luxurious focal point. Complemented by a separate glazed shower enclosure, pedestal wash basin and WC. Finished with elegant wall panelling, tiled flooring and soft neutral tones, the space offers both classic style and modern comfort.



Master Bedroom

4.19m x 4.48m (13'8" x 14'8")

The principal bedroom is a generously proportioned retreat, decorated in calming neutral tones with plush fitted carpeting that enhances the sense of warmth and comfort. A large window facing the side garden allows natural light to fill the room, while a radiator ensures a cosy atmosphere.

There is ample space for a king-size or super king-size bed with bedside tables, complemented by a substantial wardrobe, chest of drawers and additional storage. The room also comfortably accommodates a dressing table or vanity area, creating a true sanctuary within the home.



En Suite

The en suite is stylishly finished with modern tiling and chrome fittings. It comprises a walk-in glazed shower enclosure, wash hand basin and WC. Contemporary fixtures, wall tiling and practical flooring combine to create a sleek and low-maintenance space, complete with a heated towel radiator for added comfort.



Bedroom Two

4.83m x 3.33m (15'10" x 10'11")



A superbly sized double bedroom, beautifully presented with soft carpeting and neutral décor. The room is well-lit by a large window and warmed by a radiator, making it ideal as a guest suite or second principal bedroom. The room still retains the traditional open fireplace with surround, mantle and hearth

There is generous space for a king-size bed, bedside cabinets, wardrobes and additional freestanding furniture such as a chest of drawers. The proportions allow for flexible furniture arrangements while maintaining a comfortable flow.

Bedroom Three

2.76m x 3.74m (9'0" x 12'3")



A versatile and well-proportioned room, currently styled as a double bedroom. Finished with neutral walls and fitted carpeting, the space feels bright and welcoming. A large window faces the rear garden and provides natural light, and a radiator ensures year-round comfort.

The room can accommodate a double bed, wardrobe and chest of drawers, but would equally lend itself to use as a nursery, home office or hobby room depending on individual needs.

Bedroom Four

4.10m x 2.04m (13'5" x 6'8")



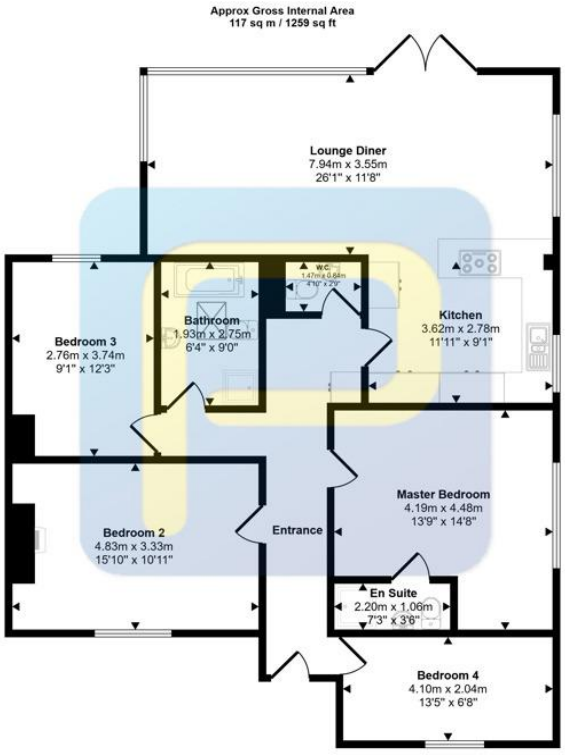
This well-proportioned fourth bedroom offers flexibility and functionality. Decorated in soft neutral tones with comfortable carpeting and a radiator, the room is ideal as a single bedroom, study or dedicated home office.

It comfortably houses a single bed alongside a desk and wardrobe, or could be arranged as a practical workspace with fitted storage.

External Garden Areas

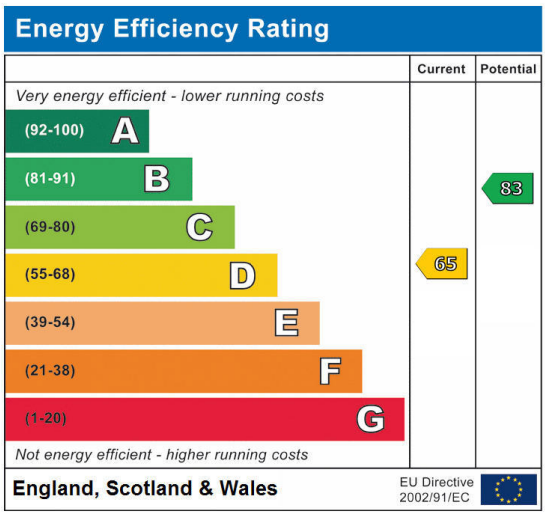


Occupying a generous corner plot, the property benefits from gardens wrapping around three sides. The lawns are fully turfed and bordered by mature planting, all enclosed by fencing for privacy and security. A gravelled driveway provides off-street parking for two to three vehicles.



Floorplan

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.



Gosforth Park Villas, North Gosforth, Newcastle upon Tyne, Tyne and Wear, NE13 6PP

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

210 High Street, Gosforth, Newcastle Upon Tyne, Tyne & Wear, NE3 1HH, Tel: 0191 2303365, gosforth@pattinson.co.uk, www.pattinson.co.uk

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