


## 3 bed link detached house to buy in NE23

Harnham Grove, Cramlington, Northumberland, NE23 6AQ

# £229,950

x 3 x 1 x 1

Tenure

**Freehold**

Garage parking

## Property features

- Spacious link detached
- Fantastic location in central Cramlington
- No onward purchase
- Extended garage
- EPC Rating D

## Key Information

- Council Tax: Band C
- EPC Rating: D
- Heating supply: Ducted Air

### Arrange a viewing

Teri Dunning
Cramlington

01670 568098
cramlington@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

## Description

Located in a sought-after residential area within Cramlington, this impressive three-bedroom link detached home presents an outstanding opportunity for families and professionals alike. Boasting a prime position within walking distance of Manor Walks shopping centre and a broad selection of local schools, the property offers a lifestyle of convenience and comfort. It is ripe for the new owner to update and add their own style.

There is no onward purchase and this home is freehold.

The house features an inviting open plan living and dining area, ideal for both relaxing and entertaining guests. The home has been extended to maximise space and versatility, making it perfectly suited to modern family life. Three well-proportioned bedrooms provide ample accommodation.

The south-facing garden is a real highlight—a lovely, south facing outdoor area, perfect for enjoying al fresco meals, children's play, or quiet relaxation amidst established greenery. Further benefits include a substantial driveway, providing off-street parking for multiple vehicles, and a garage for additional storage or hobby space.

With no onward purchase, moving into this fantastic family home could be more straightforward than ever. Explore all that Cramlington has to offer from this desirable address—enjoy proximity to shops, top-rated schools, and local parks.

Arrange a viewing today and discover the charm and convenience this superb property offers.

Council Tax Band: C

Tenure: Freehold

Price: £229,950

Property Type: Link detached house

Parking: Garage

Heating: Ducted Air

## Porch



## Entrance hallway



## W/C Cloaks



## Living Room



## Dining Room



## Breakfasting kitchen



## Landing

## Bedroom 1



## Bedroom 2



## Bedroom 3

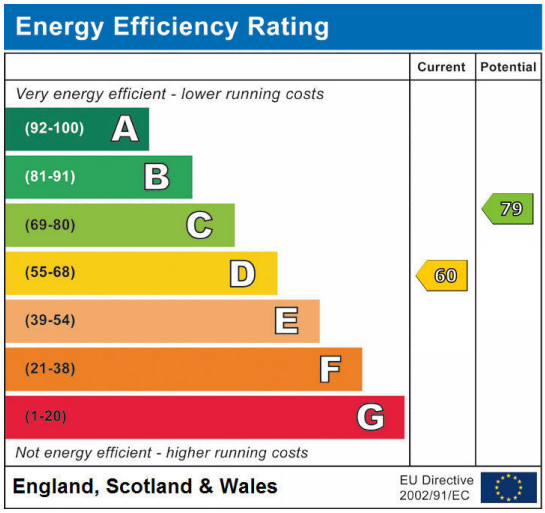
## Bathroom



## External








Harnham Grove, Cramlington, Northumberland, NE23 6AQ

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**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.