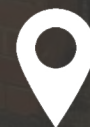




SIGNATURE

by Mark Small

NORTH EAST



ROSEBERY CRESCENT,
JESMOND, NE2 1EU

Rosebery Crescent, Jesmond, NE2 1EU

A fantastic opportunity has arisen to the market to acquire this stunning three bedroom semi-detached house, ideally positioned within the highly sought after area of Jesmond. This property was built in the early 1930's and showcases magnificent period features throughout, as well as an extensive, landscaped garden.

The property begins briefly with a vestibule, leading to the welcoming hallway which provides access to all the principal rooms of the ground floor. A generously sized dining room with a bay window overlooking the front of the property is located off the hallway and includes traditional panelled walls, as well as a feature fireplace.

The ground floor is also comprised of a spacious living room, benefitting from a further feature fireplace, and open plan access to the conservatory. From here, French Doors provide access to the impressive rear garden.

There is also a modern dining kitchen, offering contemporary design throughout, having been refurbished in 2011 and offers ample storage space via fitted wall, base and drawer units. There is also a number of integrated appliances within the kitchen, including a fridge/freezer, warming drawer, oven/hob and a wine cooler, as well as benefitting from underfloor heating.

To the first floor of the property there are three generously sized double bedrooms, two of which showcase fitted storage space. There is also a stunning four piece family bathroom, which offers a separate shower and double ended bath, as well as under floor heating and travertine tiles, following complete refurbishment in 2008.

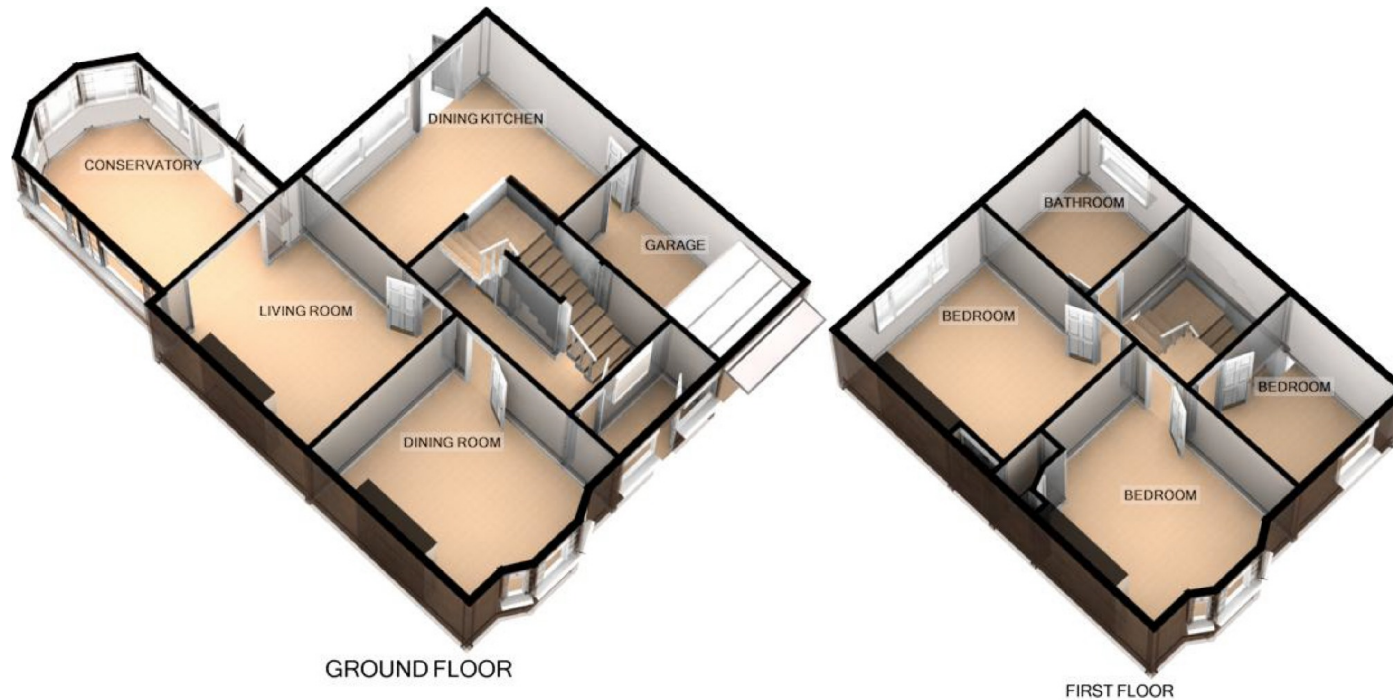
Externally, the property offers a gated driveway with an attached garage, allowing for safe, secure off street parking. Boasting a wealth of space, the rear garden is well maintained and showcases a unique pond with a bridge, leading to the secluded and private rear of the garden. There is also a paved sitting area outside the conservatory.

Jesmond is considered one of the most culturally vibrant and eclectic areas in Newcastle upon Tyne. A mixture of both affluent residential areas and upmarket student lettings, Jesmond is hailed as one of the trendiest and most prosperous places in the region. Jesmond offers an elite set of bars, restaurants and shops yet offers stunning walks in the popular Jesmond Dene.

Offers in the region of £425,000



Property Floorplan



ROSEBERY CRESCENT, JESMOND

For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale
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Measurements:

LIVING ROOM 13'0 X 12'3

DINING ROOM 12'11 X 12'2

DINING KITCHEN 15'9 X 12'6

CONSERVATORY 14'8 X 10'9

BEDROOM ONE 12'11 X 11'10

BEDROOM TWO 13'0 X 11'11

BEDROOM THREE 8'11 X 7'10

BATHROOM 8'10 X 7'9

GARAGE

EPC Rating D



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"From organizing our first viewing to handing over the keys, we found the staff at Signature very professional and helpful. Finding a new home can be a stressful experience but we felt the service at Signature was smooth and hassle free." - Michelle

"I recently let my property through Signature. Every member of the team that I dealt with were friendly, professional and efficient." - Barry

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