



8 Coleridge Avenue, Low Fell, NE9 6EL

Offers Over £260,000

Located in the desirable area of Low Fell, this charming semi-detached house on Coleridge Avenue offers a perfect blend of comfort and style. With its superb location, residents will find themselves just a stone's throw away from a variety of local amenities, including delightful bars, restaurants, and cafes, making it an ideal spot for both relaxation and socialising. Upon entering the property, you are greeted by a welcoming entrance hallway adorned with decorative corbels, setting the tone for the character that flows throughout the home. The spacious sitting room boasts a stunning feature fireplace and a bay window that allows natural light to pour in, creating a warm and inviting atmosphere. The dining kitchen is a true highlight, featuring an inglenook, a free-standing double oven, an integrated fridge/freezer, a central island, and a pantry, making it a perfect space for culinary enthusiasts and family gatherings. Additionally, a handy utility room and a convenient ground floor w/c enhance the practicality of this lovely home. As you ascend to the first floor, you will find the main bedroom, which includes a walk-in dressing room and direct access to an impressive bathroom equipped with a luxurious four-piece suite. Two further bedrooms are also located on this level, one of which features a charming period fire surround, adding to the home's character. The property is complemented by a south-facing low maintenance garden to the rear, providing an ideal outdoor space for relaxation or entertaining. Viewing this delightful home is essential to fully appreciate its spacious and versatile accommodation. Don't miss the opportunity to make this wonderful property your own.

ENTRANCE VESTIBULE



UTILITY ROOM

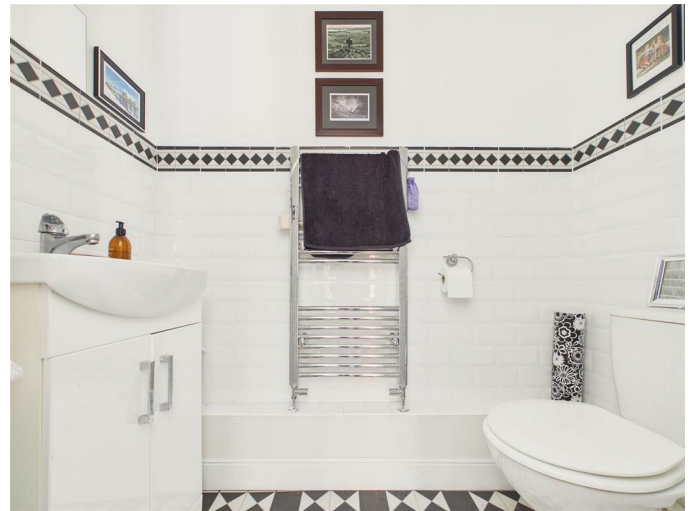
11'6" x 6'2" (3.53m x 1.89m)



ENTRANCE HALLWAY



GROUND FLOOR W/C

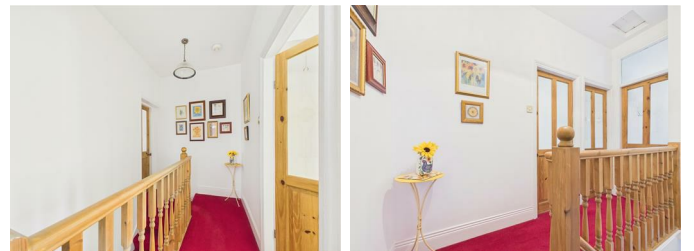


SITTING ROOM

15'9" into bay x 12'4" (4.81m into bay x 3.76m)

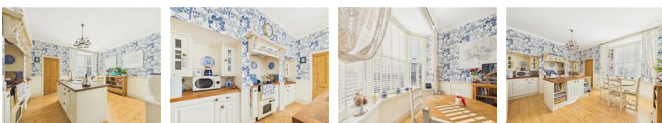


FIRST FLOOR LANDING



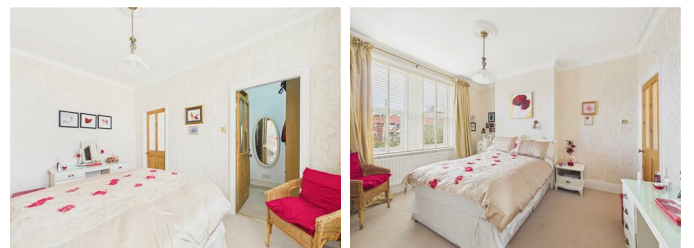
DINING KITCHEN

16'2" into alcoves x 14'10" (4.93m into alcoves x 4.53m)

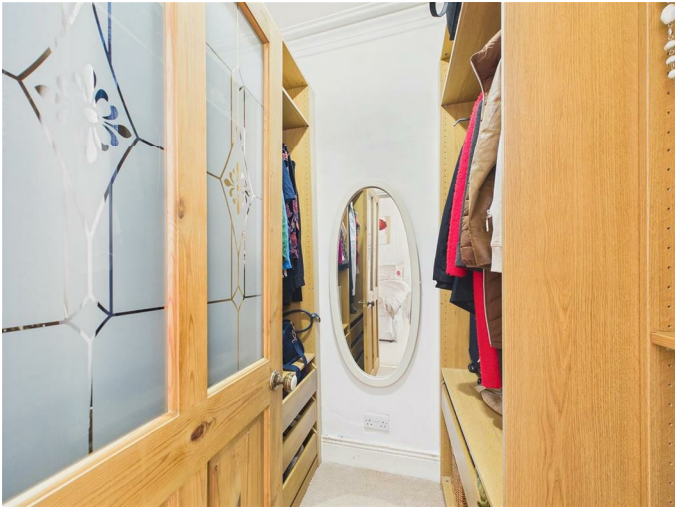


BEDROOM ONE

12'4" x 10'5" (3.77m x 3.18m)



DRESSING ROOM



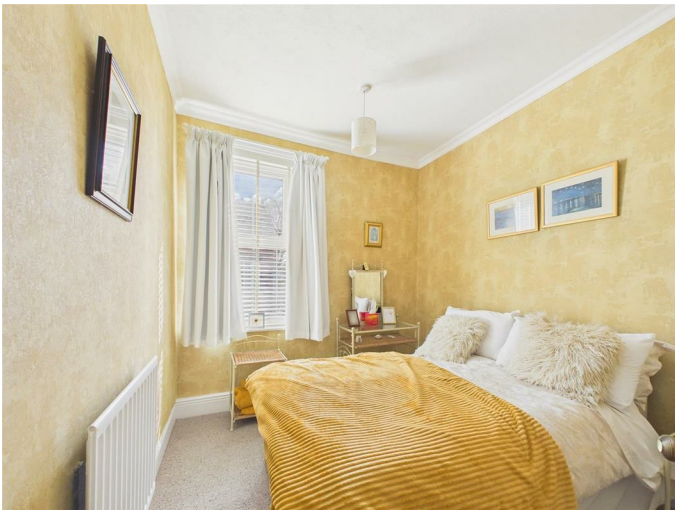
BATHROOM

12'9" x 6'5" (3.90m x 1.97m)



BEDROOM TWO

10'2" x 8'8" (3.10m x 2.66m)



BEDROOM THREE

10'2" x 7'2" (3.12m x 2.19m)



EXTERNAL



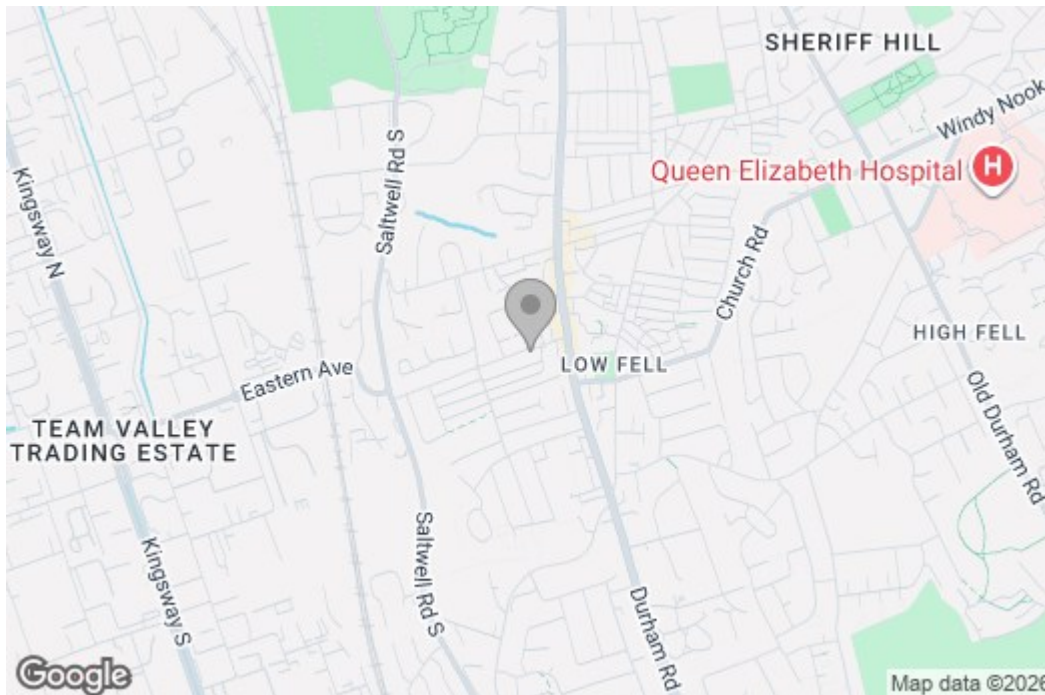
Property disclaimer

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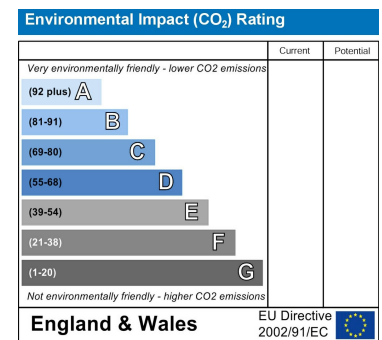
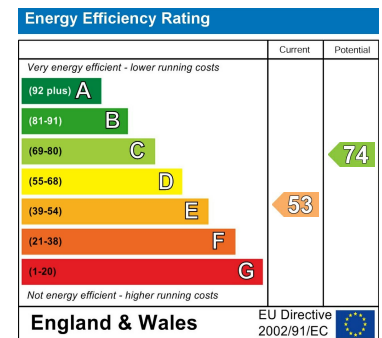
Floor Plan



Area Map



Energy Efficiency Graph



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