

SIGNATURE

NORTH EAST

OFFICIALLY RATED THE NO.1 ESTATE AGENT IN THE NORTH EAST





📍 Woodgate Gardens, Gateshead NE10 0ST

Woodgate Gardens, Gateshead NE10 0ST

Asking Price
£165,000

Signature North East are delighted to welcome to the market this three bedroom semi-detached property, ideally located in Gateshead. Set within a great location, the home offers an excellent balance of residential comfort and everyday convenience. The area benefits from strong transport links, including easy access to the A1 and A184 for commuters, as well as nearby Metro and bus services providing quick journeys into Newcastle upon Tyne and across the wider Tyne and Wear region. Residents also enjoy a range of local shops, supermarkets and schools, along with nearby green spaces and riverside walks, making this an ideal home for families, professionals and first-time buyers alike.

Upon entering the property through the porch, you are welcomed into the central hallway. The first step leads you into the large living room, which offers ample space for desired furnishings. A large bay window fills the room with natural light, while the bright décor and gorgeous fireplace create a warm and inviting atmosphere. The kitchen offers a plethora of space through attractive base units, complemented by generous countertop space, and is complete with integrated appliances including an oven and induction hob. From here, sliding doors lead into the conservatory, and there is also the added benefit of a convenient downstairs W.C.

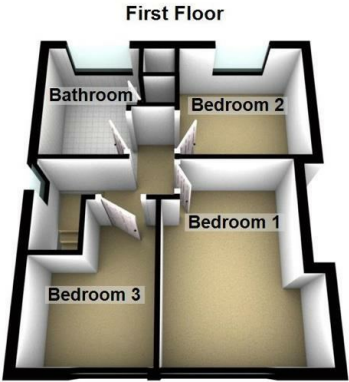
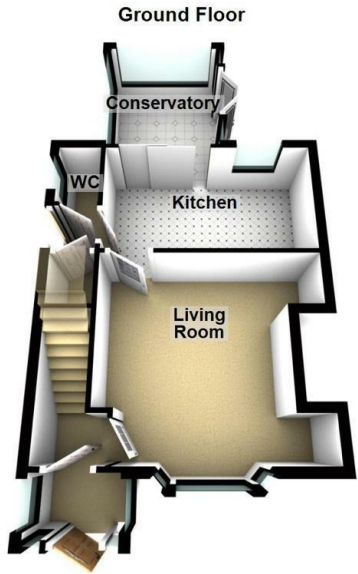
Continuing your journey to the first floor, you will discover three bedrooms. Bedroom one can comfortably accommodate a double bed along with additional furnishings, while bedrooms two and three are well suited to single beds with further storage or furniture. Completing this floor is the bathroom, featuring a bathtub with overhead shower, hand basin and W.C.

Externally, this home offers a garden laid mainly to lawn, alongside an ample patio area that is perfect for outdoor furniture and entertaining. On-street parking is available to the front of the property, with no permit required, providing added convenience for residents and visitors alike.



PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.

PROPERTY FLOORPLAN



Total area: approx. 75.5 sq. metres (812.8 sq. feet)

Measurements:

Living Room
13'0" x 14'4"

Kitchen
7'9" x 14'2"

Conservatory
8'9" x 8'0"

WC
2'11" x 4'5"

Bedroom One
12'8" x 8'5"

Bedroom Two
7'8" x 8'6"

Bedroom Three
9'10" x 7'8"

Bathroom
6'3" x 8'2"

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		83
(81-91) B		
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 





More 5 Star Customer Reviews than any other Agent based in the North East on [allAgents.co.uk](https://allagents.co.uk)



SALES

LETTINGS

FINANCE

LAW

WE COVER THE WHOLE OF THE NORTH EAST

Whitley Bay
0191 251 3344

Cramlington
01670 897 213

Tynemouth
0191 296 6689

Morpeth
01670 513 966

Ponteland
01661 820 082

Wallsend
0191 432 4151

Alnwick
01665 511 800

Heaton
0191 432 4275

Forest Hall
0191 266 9966

Other locations
0191 640 3523

Newcastle
0191 640 2284

Durham
0191 303 8252

Gosforth
0191 640 3523

Sunderland
0191 543 6390

Whickham
0191 432 5102

Gateshead
0191 432 4294

Jesmond
0191 281 1037

Killingworth
0191 640 3602

Ryton
0191 413 9845

Head Office &
Lettings
0191 253 4815

*Highest recommended 5-star reviews than any other Estate Agent based in the North East on [allAgents.co.uk](https://allagents.co.uk) - The UK's Largest Customer Review Website for the Property Industry & Awarded Best Estate Agency 2018 & 2019 - North East England by SME News