

SIGNATURE

NORTH EAST

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📍 Moor Drive, Wallsend NE28 9FE

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Asking Price
£340,000

Signature North East is delighted to welcome to the market this impressive four-bedroom detached family home, ideally situated on the sought-after Moor Drive in Wallsend. Positioned within a popular modern development, the property enjoys excellent access to local amenities, well-regarded schools and superb transport links via the A19, Coast Road and Tyne Tunnel. Wallsend, Benton and Newcastle city centre are all within easy reach, while nearby parks, Rising Sun Country Park and the beautiful North Tyneside coastline provide fantastic opportunities for outdoor leisure.

Stepping inside, you are welcomed into a central hallway, which also provides access to a convenient ground floor W.C. The living room offers ample room for a range of furnishings and is centred around a charming burner, creating a warm and inviting atmosphere. To the rear, the open-plan kitchen and dining room comfortably accommodates a family dining table and is fitted with an attractive range of wall and base units, complemented by sleek granite worktops. Integrated appliances include an oven, hob, dishwasher and fridge/freezer, while elegant French doors open directly onto the rear garden. The kitchen also leads to a practical utility room, complete with built-in cabinets and plumbing for a washing machine.

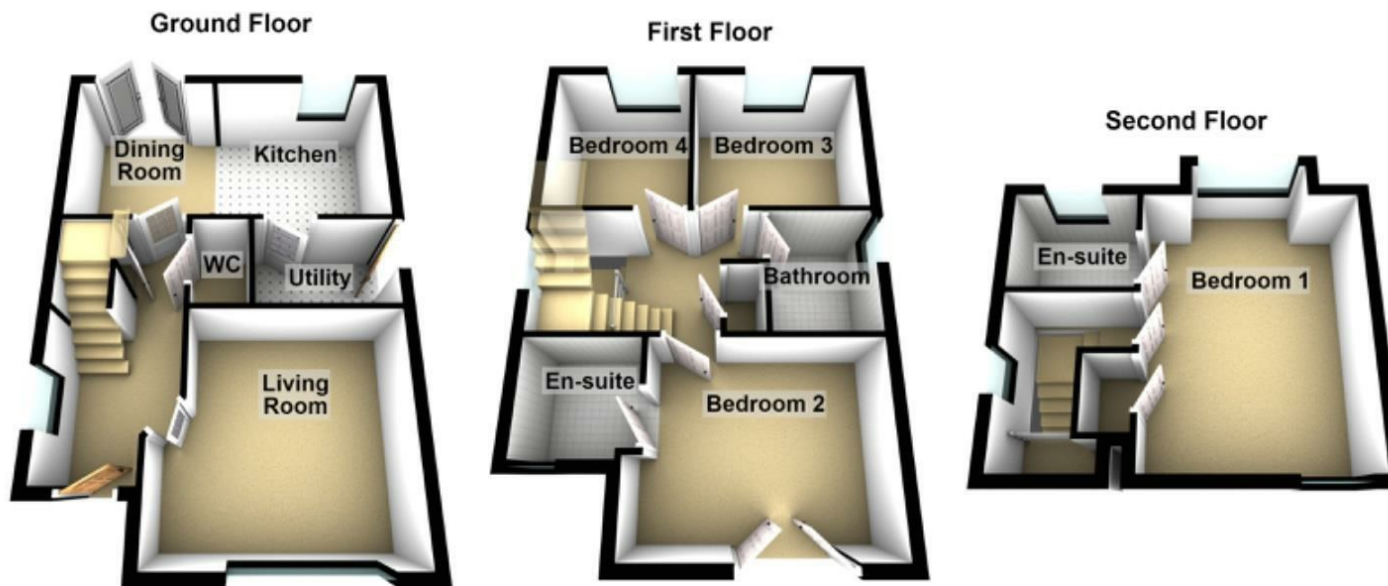
Ascending to the first floor, you will find three bedrooms, each capable of accommodating a double bed alongside additional furnishings. Bedroom two is particularly spacious and benefits from a Juliet balcony and a stylish en-suite comprising a shower, hand basin and W.C. Completing this floor is the family bathroom, featuring a bath, hand basin and W.C. Occupying the entire second floor, the impressive principal bedroom enjoys a fitted storage cupboard and a private en-suite with a shower, hand basin and W.C.

Externally, this home boasts a well-maintained rear garden, with astro turf with a generous porcelain paved patio area, ideal for outdoor dining and entertaining, alongside attractive raised planters. To the front, the property benefits from a driveway providing off-street parking for two vehicles, as well as a detached garage and astro turf on the front garden.



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

PROPERTY FLOORPLAN



Total area: approx. 112.3 sq. metres (1208.9 sq. feet)

Measurements:

Living Room
10'11" x 12'1"

Kitchen
9'2" x 9'8"

Dining Room
9'2" x 8'0"

Utility
7'6" x 5'4"

Bedroom One
14'3" x 11'3"

En Suite
6'4" x 5'2"

Bedroom Two
10'7" x 12'9"

En Suite
5'10" x 5'10"

Bedroom Three
9'5" x 9'1"

Bedroom Four
9'5" x 8'7"

Bathroom
6'11" x 5'6"

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		89
(69-80) C	78	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales

EU Directive
2002/91/EC







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