



ALISTAIR HARPER POWERED BY **exp** <sup>TM</sup> UK


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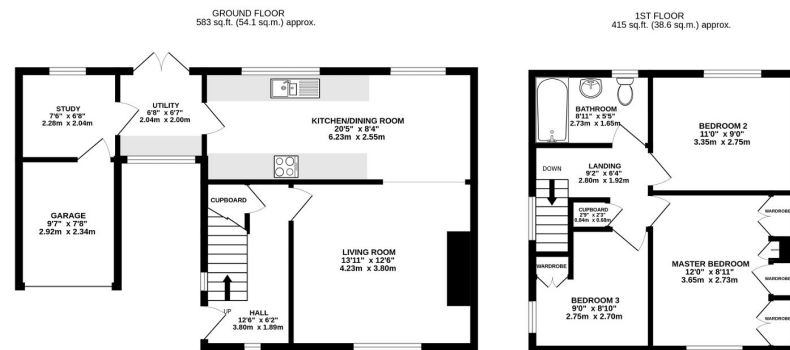
**5 Hotspur Avenue,  
Offers Over £200,000**

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- Please Quote Ref: AH0284 For All Enquiries
- Three Bedrooms
- Open-Plan Kitchen/Diner
- Garage Storage & Man-Cave/Study
- Enclosed Rear Garden & Raised Decked Patio
- Semi-Detached Home
- Front Aspect Living Room With 20 Acres Views
- Utility Room With Direct Garden Access
- Large Frontage With Multi-Car Driveway
- Fantastic Residential Location With Green Aspect

Well presented from head to toe, this bright & airy home boasts open plan living with a spacious front aspect living room that leads to the full width modern re-fitted kitchen/dining room to the rear. From there you'll find direct garden access from the adjacent utility room. The garden itself is a good-size with a raised decked patio for Al Fresco dining & entertaining during the sunnier months. There are three bedrooms & a modern three-piece bathroom at first floor level with your typical airing cupboard & loft storage. Further benefits to this perfectly positioned home include a substantial frontage with multi-car driveway, garage storage, plus a study/man cave at the rear. This inviting family home is located within an extremely popular residential pocket of Bedlington's top end and with it fronting the open green space of the park, we are suggesting immediate viewing access to avoid missing out.



**TOTAL FLOOR AREA: 998 sq.ft. (92.7 sq.m.) approx.**  
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee is given as to their operability or efficiency can be given.  
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