



## 4 bed detached bungalow to buy in NE37

Peareth Hall Road, Usworth, Washington,  
Tyne and Wear, NE37 1NR

**£430,000** Offers Over

🏠 x4 🪑 x3 🚗 x1

Tenure

**Freehold**

Allocated parking

## Property features

✓ EPC Rating D

## Key Information

- ✓ Council Tax: Band F
- ✓ EPC Rating: D
- ✓ Heating supply: Gas

## Description

Stunning Four-Bedroom Detached Bungalow on a Substantial Plot

Pattinson Estate Agents are delighted to welcome to the market this beautifully modernised four-bedroom detached bungalow, set on a generous plot with a large driveway offering ample parking. This impressive home has been thoughtfully updated throughout, blending contemporary style with spacious and versatile living.

Upon entering, you are greeted by a bright and airy hallway leading to a stunning open-plan living space, perfect for family life and entertaining. The modern kitchen is fitted with high-end appliances and sleek cabinetry. The spacious lounge benefits from large windows and patio doors, flooding the space with natural light and offering seamless access to the expansive garden.

The property boasts four well-proportioned bedrooms, as well as four en-suites, all fitted with modern fixtures completing the accommodation.

Externally, the home truly excels. The rear garden provides amazing space for outdoor entertaining. The substantial driveway ensures plenty of parking for multiple vehicles.

Located in a sought-after area with excellent local amenities, schools, and transport links, this exceptional bungalow is a rare find.

Viewing is highly recommended to fully appreciate all it has to offer!

Council Tax Band: F

Tenure: Freehold

Price: Offers Over £430,000

Property Type: Detached Bungalow

Parking: Allocated

Heating: Gas

## External



## Porch

8.392m x 2.684m (27'6" x 8'9")



## Lounge

7.845m x 4.404m (25'8" x 14'5")



## Kitchen

6.20m x 2.712m (20'4" x 8'10")



## Dining Room



## Hallway



## Bedroom One

3.868m x 3.522m (12'8" x 11'6")



## Walk in Wardrobe

2.947m x 1.814m (9'8" x 5'11")



## En-Suite One

3.681m x 2.746m (12'0" x 9'0")



## Bedroom Two

4.955m x 2.737m (16'3" x 8'11")



## Bedroom Three

3.631m x 3.365m (11'10" x 11'0")



## En-Suite Two

2.012m x 1.771m (6'7" x 5'9")



## Bedroom Four

3.647m x 2.767m (11'11" x 9'0")



## En-Suite Three

1.975m x 1.778m (6'5" x 5'10")



## W.C.

1.52m x 0.984m (4'11" x 3'2")



## Rear Garden




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## Garage





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		84
(69-80) <b>C</b>		
(55-68) <b>D</b>	55	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC 

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Contact your local branch today for more information on this property:

**79 Victoria Road East, Thornton-Cleveleys, Lancashire, FY5 5BU, [www.seea.co.uk/index.php](http://www.seea.co.uk/index.php)**

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