



To buy

### 3 bed semi-detached house to buy in NE5

Rennington Place, Newcastle upon Tyne, Tyne and Wear, NE5 3LJ

**£130,000** Offers Over

🏠 x3 🚗 x1 🚲 x1

Tenure

**Freehold**

### Property features

- ✓ Semi Detached House - Three Bedrooms
- ✓ Gas Central Heating
- ✓ Sought After Location
- ✓ Well Presented
- ✓ EPC Rating D

On Street parking

## Key Information

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

## Description

Situated on Rennington Place in the popular residential area of North Fenham, this three bedroom semi-detached house offers spacious and versatile accommodation, well suited to a range of buyers including families, first-time buyers, and investors.

The property is accessed via an entrance hall which provides a welcoming first impression and gives access to the main ground floor rooms. The lounge is generously proportioned and offers a comfortable living space, ideal for everyday use and entertaining. To the rear of the property is a kitchen diner, providing ample space for cooking and dining, with potential for further enhancement to suit individual tastes. The ground floor is completed by a bathroom. Stairs rise from the hallway to the first floor landing, which leads to three well-proportioned bedrooms. Each room benefits from good natural light and offers flexibility for use as bedrooms, a home office, or additional living space depending on requirements.

Externally, the property enjoys gardens to both the front and rear. The front garden enhances the property's kerb appeal, while the rear garden offers a private outdoor space ideal for relaxation, family use, or entertaining.

Rennington Place is conveniently located for access to local shops, schools, and amenities, with good transport links to Newcastle city centre and surrounding areas. This property presents an excellent opportunity for purchasers seeking a well-located home with scope to personalise.

Council Tax Band: A

Tenure: Freehold

Price: Offers Over £130,000

Property Type: Semi-detached house

Parking: On Street

Heating: Gas

## Entrance Hall

4.80m x 4.00m (15'8" x 13'1")



## Lounge

4.80m x 4.00m (15'8" x 13'1")



## Dining Area

2.50m x 3.30m (8'2" x 10'9")



## Kitchen

2.00m x 2.30m (6'6" x 7'6")



## Bathroom

2.20m x 1.70m (7'2" x 5'6")



## Stairs to First floor

## Bedroom One

3.00m x 4.20m (9'10" x 13'9")



## Bedroom Two

3.00m x 3.30m (9'10" x 10'9")



## Bedroom Three

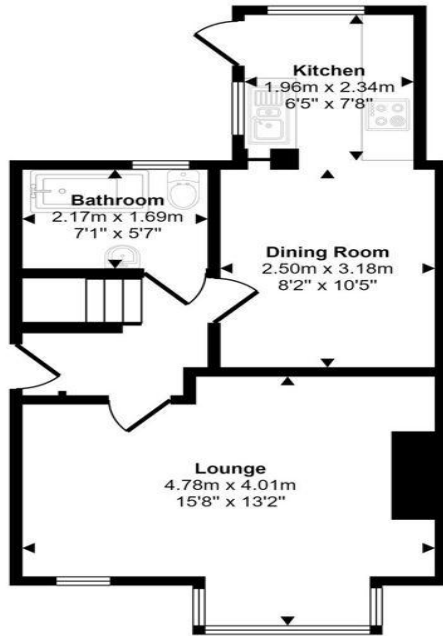
3.40m x 1.80m (11'1" x 5'10")



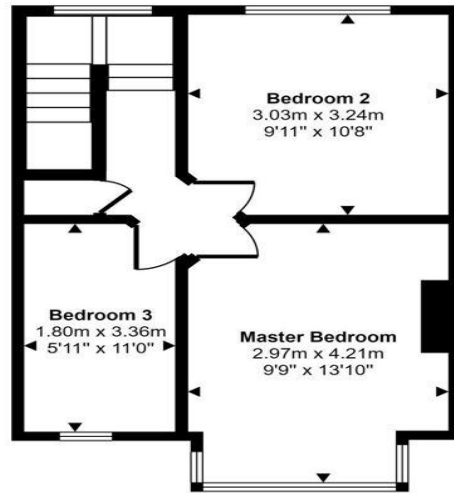
## External

Gardens to front and rear.

Approx Gross Internal Area  
73 sq m / 787 sq ft



Ground Floor  
Approx 38 sq m / 410 sq ft



First Floor  
Approx 35 sq m / 377 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

| Energy Efficiency Rating                    |  | Current                    | Potential |
|---|--|----------------------------|-----------|
| Very energy efficient - lower running costs |  |                            |           |
| (92-100) <b>A</b>                           |  |                            |           |
| (81-91) <b>B</b>                            |  |                            | 82        |
| (69-80) <b>C</b>                            |  |                            |           |
| (55-68) <b>D</b>                            |  | 66                         |           |
| (39-54) <b>E</b>                            |  |                            |           |
| (21-38) <b>F</b>                            |  |                            |           |
| (1-20) <b>G</b>                             |  |                            |           |
| Not energy efficient - higher running costs |  |                            |           |
| <b>England, Scotland &amp; Wales</b>        |  | EU Directive<br>2002/91/EC |           |

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

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