

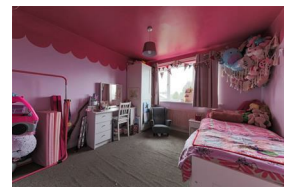


# Alexander Hudson Estates

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Sales Particulars







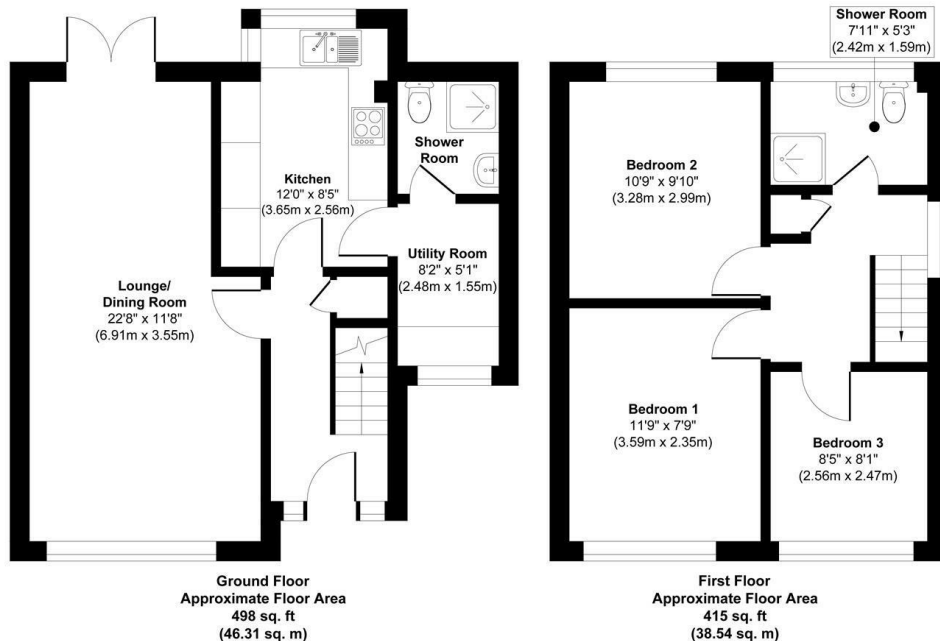
# The Property

Alexander Hudson Estates are delighted to welcome to the market this well presented three bedroom semi detached home with a cul-de-sac position in this popular residential area of Killingworth NE12.

The property offers gardens to both front and rear with off street parking to the rear. The accommodation is well presented and briefly comprises; Entrance Hall which in turn gives access to an attractive dual aspect lounge dining room including French doors to the rear gardens. Recently fitted kitchen including integrated appliances. From the first floor landing are two double bedrooms, further single bedroom and a family bathroom/wc. Externally there is a mature lawned garden to front and to the rear vehicle access for off street parking, single garage and lawned garden with patio.

Killingworth has evolved from its mining heritage into a modern, thriving town. The area offers a wide range of amenities, centred around the White Swan Shopping Centre with supermarkets, local shops, welcoming pubs, and restaurants. Outdoor spaces include Killingworth Boating Lake, local bridlepaths, and nearby nature reserves, providing excellent opportunities for leisure and recreation. Transport links are strong, with bus services to Newcastle and surrounding areas and easy access to the A19 for commuters. Families are well served by schools including George Stephenson High School and several local primary schools, making Killingworth & Killingworth Village a vibrant, convenient, and family-friendly location.

Freehold  
Council Tax: B  
EPC Rating: 70



Approx. Gross Internal Floor Area 913 sq. ft / 84.85 sq. m  
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