

Norway Avenue
High Barnes
Sunderland
SR4 8QW



Norway Avenue

£325,000

INTRODUCTION

GREATLY EXTENDED 3 DOUBLE BED BUNGALOW - FULL & COMPREHENSIVE RENOVATION AT SIGNIFICANT COST - GARAGE & DRIVEWAY - SIMPLY STUNNING LOUNGE/KITCHEN - PRINCIPAL BEDROOM SUITE WITH DRESSING AREA, DUAL SINKS & BATH - ADDITIONAL BEDROOM WITH EN SUITE & DRESSING ROOM - UTILITY/OFFICE AREA - QUALITY KITCHEN WITH QUARTZ WORKTOPS & ISLAND - PART ENCLOSED LEISURE AREA WITH GARDEN ROOM & HOT TUB ...

ENTRANCE HALL

Porcelain tile flooring, designer style vertical radiator. Doors leading off to utility space or office, bedroom 1, bedroom 2 and bathroom. Large built-in storage cupboard.

BATHROOM

Measurements taken at widest points. A very stylish well appointed quality bathroom renovated including porcelain tile flooring, gold style towel heater radiator, toilet with concealed cistern and push button flush, sink with drawer unit beneath and gold-effect tap, bath with style panel, gold-effect tap with matching showerhead attachment. The walls are finished in a stylish Metro tile, front facing white uPVC double-glazed window with privacy glass.

BEDROOM 2

Measurements are approx. and taken into bay. Laminate slate-effect tiles, vertical radiator, front facing white uPVC double-glazed bay window with built-in storage. This is a good size double bedroom.

MASTER BEDROOM

One of the most stunning master bedrooms we have seen in recent times. The design of the bedroom was based on a hotel theme suite with porcelain tile flooring, vertical radiators, concealed dressing area with bespoke built-in units including drawer and hanging space. Space for a large king size plus bed, built-in drawer unit with dual sinks and chrome taps, impressive Jacuzzi style bath with chrome taps, showerhead attachment, jets and LED lights. This impressive bedroom is accessed via the main entrance hall, uPVC double-glazed patio doors with built-in blinds which lead out to the internal rear garden and leisure area.

UTILITY AND OR STUDY

A versatile space which leads from the entrance hall to the lounge/kitchen and could be used as a snug, home office or separate utility area. Although, it should be noted that all the necessary appliances are included in the kitchen area which frees up this particular space to be used as the owners wish. Porcelain tile flooring, vertical radiator, professionally installed built-in cupboards which match the kitchen units in a shaker style which include washing machine and dryer, open doorway which leads through to an impressive kitchen/dining room.



Local Authority
Sunderland

Council Tax Band
D

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



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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