



## 3 bed town house to buy in NE23

Barbary Way, Barley Meadows,  
Cramlington, Northumberland, NE23 6BP

# £210,000

 x3
  x2
  x1

Tenure

**Freehold**

Driveway parking

## Property features

- ✓ NO ONWARD PURCHASE
- ✓ En suite to primary bedroom
- ✓ Open plan kitchen/diner
- ✓ Well proportioned garden
- ✓ EPC Rating B

## Key Information

- ✓ Council Tax: Band B
- ✓ EPC Rating: B
- ✓ Heating supply: Gas

## Description

Well located highly sought-after area with excellent access to Northumbria Emergency Hospital, this impressive three-bedroom semi-detached home is perfectly positioned for families and professionals alike. Residents benefit from a wealth of nearby local amenities, ensuring everyday essentials are only a short stroll away, while superb travel links provide easy access to Newcastle city centre and the stunning North East coast.

This contemporary, three-storey property has been maintained in great condition, offering spacious and versatile living across all levels. The home boasts an attractive open-plan kitchen and dining area, seamlessly designed for modern living and entertaining. Upstairs, the generous primary bedroom features beautifully fitted wardrobes and a private en suite, providing a peaceful retreat at the end of the day. Two further well-proportioned bedrooms offer flexible space for family, guests, or a home office.

A standout feature of this property is its generous rear garden — ideal for relaxing or hosting gatherings in the warmer months. To the front, a double driveway offers convenient parking for two cars, adding further appeal.

With its blend of stylish accommodation, exceptional locality, and excellent transport connections, this home offers an outstanding opportunity to enjoy the best of the area. Book your viewing today to appreciate all that this inviting property has to offer.

Council Tax Band: B

Tenure: Freehold

Price: £210,000

Property Type: Town House

Parking: Driveway

Heating: Gas

## Entrance hallway

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## Living Room



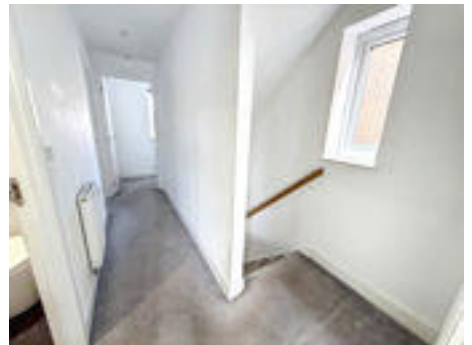
## Kitchen/diner



## Ground floor W/C



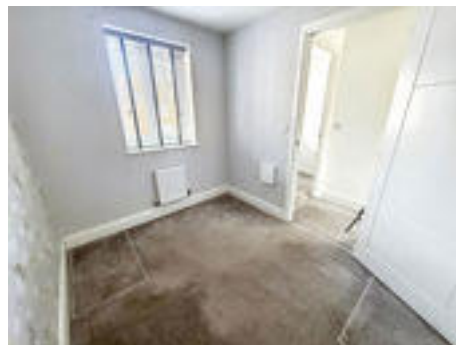
## Landing



## Bedroom 1



## Bedroom 2



## Bathroom



## Bedroom 3




## En suite



## External





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		96
(81-91) <b>B</b>	84	
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(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:

**134 High Street, Peterborough, Cambridgeshire, PE2 8DP, [www.mandairs.co.uk](http://www.mandairs.co.uk)**

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