



## 2 bed terraced house to buy in

Amelia Close, Benwell, Newcastle upon Tyne, Tyne and Wear, NE4 8LH

**£100,000** Offers Over

🏠 x2 🚗 x1 🚲 x1

Tenure

**Freehold**

Driveway parking

## Property features

- ✓ Two Bedroom Terraced House
- ✓ Garden
- ✓ Off Street Parking
- ✓ Viewing Recommended
- ✓ EPC Rating C

## Key Information

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

## Description

Well-Presented Two Bedroom Terraced Home in Popular Benwell Cul-de-Sac

Amelia Close, Benwell, Newcastle upon Tyne

Located in a highly sought-after cul-de-sac in Benwell, this charming two-bedroom terraced home is beautifully presented and thoughtfully arranged over three spacious floors. Offering a peaceful residential setting with excellent access to local amenities and transport links, the property is just a ten-minute drive from Newcastle city centre—perfect for first-time buyers, young professionals, or investors.

Upon entering the home, you're welcomed by a bright entrance porch which leads into a modern kitchen and dining area, ideal for both everyday meals and hosting guests. Stairs from the hallway take you down to the lower ground floor, where a generous lounge provides a comfortable living space with direct access to the enclosed rear garden, offering a private and secure outdoor area for relaxing or entertaining. Upstairs, the property comprises two well-proportioned bedrooms and a contemporary family bathroom, all finished to a good standard. The home further benefits from off-street parking to the front, enhancing convenience for residents.

With stylish interiors, a practical layout, and a highly convenient location, this is a superb opportunity to own a versatile and well-cared-for home in one of Benwell's most popular residential areas.

Council Tax Band: A

Tenure: Freehold

Price: Offers Over £100,000

Property Type: Terraced House

Parking: Driveway

Heating: Gas

## Entrance Porch

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### Kitchen Diner

4.70m x 3.20m (15'5" x 10'5")



### Lower Floor - Lounge

3.22m x 3.75m (10'6" x 12'3")



### Sairs to Upper Floors

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### Bedroom Two

3.13m x 2.83m (10'3" x 9'3")



### Stairs to top Floor

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### Master Bedroom

3.15m x 2.98m (10'4" x 9'9")



## Bathroom

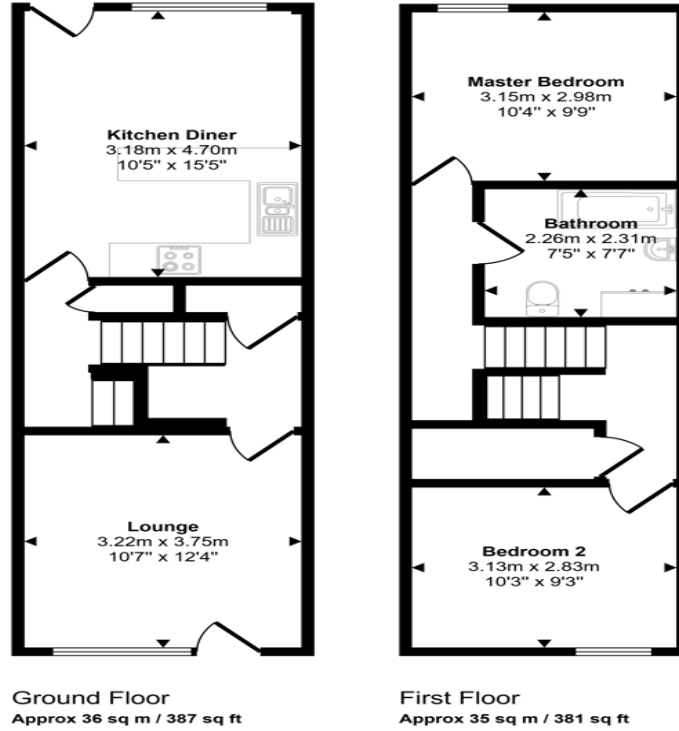


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## External



Approx Gross Internal Area  
71 sq m / 768 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>			83
(69-80) <b>C</b>		70	
(55-68) <b>D</b>			
(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 2002/91/EC	

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