



Sandalwood

South Shields NE34 8UH

Set at the head of a pretty cul-de-sac, this beautifully presented detached home occupies a generous plot with a block-paved driveway and gated rear access leading to a detached double garage. The property boasts a welcoming entrance porch and bright, spacious hallway, flowing into a versatile open-plan reception room with a charming feature fireplace, solid oak shelving, and double doors opening to the south-facing garden.

The heart of the home is a spectacular kitchen/diner, designed to impress with a quartz island, oak-effect units, matt black fittings, integrated appliances, and dual dining areas, complemented by industrial lighting, exposed beams, and doors leading to the garden—perfect for entertaining or family life.

Upstairs, four double bedrooms and a versatile nursery/home office offer comfort and style, including dual-aspect rooms, built-in storage, and a soft pink feature wall in one room, alongside a contemporary four-piece bathroom with a walk-in matt black waterfall shower and modern vanity.

Asking price £480,000

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- STUNNING MODERN DETACHED HOME
- SHOWSTOPPER CONTEMPORARY KITCHEN/DINER WITH DUAL SEATING AREAS
- DETACHED DOUBLE GARAGE AND BLOCKED PAVE DRIVEWAYS
- GENEROUS SOUTH FACING GARDEN
- FINISHED TO A HIGH STANDARD
- FOUR DOUBLE BEDROOMS PLUS NURSERY/OFFICE
- CONTEMPORARY FAMILY FOUR PIECE BATHROOM SUITE

Entrance Porch

7'11" x 3'6" (2.42 x 1.07)

A modern black composite front door opens into a spacious and welcoming entrance porch, beautifully presented in neutral tones and complemented by stylish wood-effect flooring. Glazed internal doors allow natural light to flow through while providing an elegant transition into the main hallway.

Hallway

The main hallway is bright and inviting, finished in neutral décor with coordinating wood-effect flooring that enhances the sense of space. Clean lines and a well-proportioned layout create an excellent first impression, with access to the principal ground floor rooms, a staircase rising to the first floor, and convenient access to the ground floor cloakroom.

Reception Room

23'10" x 11'9" (7.28 x 3.6)

A generous open-plan lounge and dining area, beautifully presented in neutral tones to create a bright and versatile living space. The room features an attractive open fireplace with tiled hearth and oak mantel over, complemented by solid oak shelving that adds both character and practicality. Wood-effect flooring flows throughout, while double doors open out with delightful views over the south-facing garden, allowing natural light to flood the space and enhancing the connection between indoor and outdoor living.

Kitchen/Diner

16'3" x 25'11" (4.96 x 7.9)

Quite simply a showstopping room and the true heart of the home. Finished to an exceptional standard, this impressive open-plan kitchen and dining space combines contemporary design with

character features, including exposed beams and stylish modern accents throughout.

With a Wren Milano Ultra fitted Kitchen this room is just simply stunning. A striking quartz island with contrasting fitted units and oak-effect drawers provides ample storage and preparation space, complete with an induction hob and extractor above. Industrial-style lighting is suspended over the island, complemented by recessed spotlights and sleek matt black cabinetry. Oak shelving adds warmth and texture, while integrated appliances include a Larder fridge, Full height freezer and double oven for a seamless finish. There is also an integrated washing machine and dishwasher for your convenience and to complete the streamlined look.

The space offers both a charming bistro-style dining area and a generous family dining space, making it ideal for entertaining and everyday living. Two sets of doors lead directly out to the garden, flooding the room with natural light and enhancing the indoor-outdoor flow. A contemporary matt black sink with mixer tap completes this truly impressive and thoughtfully designed room.

GF Cloaks

A modern and conveniently located ground floor WC, finished to a high standard with a low-level WC and contemporary wash handbasin. Stylish tiling complements the wood-effect flooring, creating a clean, practical, and elegant space.

First Floor Landing

Leading to the bedrooms this landing space allows for furnishings due to its size.

Bedroom One

16'2" x 10'9" (4.95 x 3.29)

A spacious double bedroom, thoughtfully designed with built-in wardrobes and an additional storage closet. Three windows provide a delightful dual aspect, allowing natural light to flood the room, with the morning sun rising beautifully through this space, creating a bright and uplifting atmosphere.

Second Bedroom

10'1" x 12'4" (3.08 x 3.77)

A generously sized double bedroom, presented in neutral décor to suit a variety of furnishings. The room benefits from built-in mirrored wardrobes, providing excellent storage while reflecting light to enhance the sense of space.

Bedroom Three

12'1" x 8'7" (3.7 x 2.64)

A neutrally decorated double bedroom, offering a bright and relaxing space with a pleasant outlook over the gardens, creating a serene and inviting atmosphere.

Bedroom Four

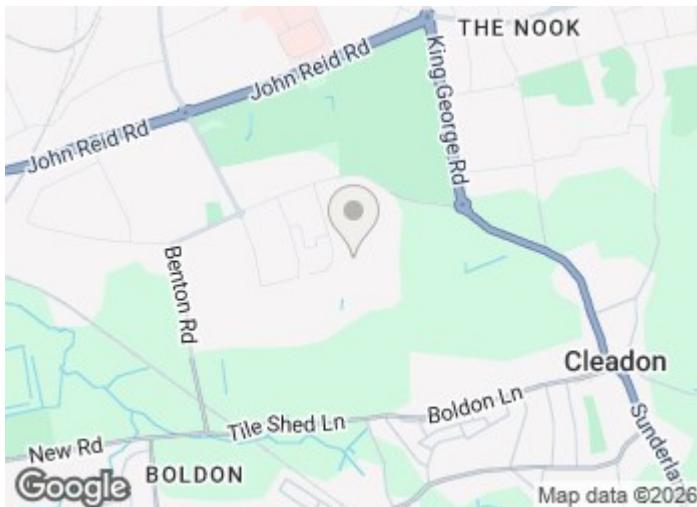
8'10" x 11'1" (2.7 x 3.39)

A charming double bedroom, neutrally decorated with a soft pink feature wall that adds character and warmth. The room is bright and airy, creating a very pretty and inviting space.

Bedroom/Office/Nursery

8'0" x 8'6" (2.44 x 2.66)

A versatile room, ideal as a nursery or home office, finished in neutral décor. The space includes practical storage, making it both functional and adaptable to suit a variety of needs.



Directions



Floor Plan



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