



Red Kite Drive | Kenton Bank Foot | NE13

**£275,000 Offers Over**

This three-bedroom semi-detached house is for sale in Kenton Bank Foot, Newcastle upon Tyne, set within a quiet cul-de-sac and presented in immaculate condition. The property offers a driveway with parking for three vehicles and an enclosed rear garden.

ROOK  
MATTHEWS  
SAYER



**SEMI DETACHED**

**IMMACULATE CONDITION**

**SPACIOUS LIVING**

**MODERN KITCHEN**

**THREE BEDROOMS**

**EN-SUITE TO PRIMARY**

**LAWNED GARDEN TO REAR**

**DRIVEWAY PARKING**

For any more information regarding the property please contact us today

**PROPERTY DESCRIPTION:**

This three-bedroom semi-detached house is for sale in Kenton Bank Foot, Newcastle upon Tyne, set within a quiet cul-de-sac and presented in immaculate condition. The property offers a driveway with parking for three vehicles and an enclosed rear garden.

To the front is a living room, leading through to a kitchen with shaker-style units, marble countertops and good natural light. The kitchen includes a defined dining space and direct access to the garden, providing a practical layout for everyday use.

The master bedroom is a double with built-in wardrobes and an en-suite bathroom featuring a rain shower and heated towel rail. A further double bedroom and a single bedroom are served by a family bathroom. The home has an EPC rating of B and falls within Council Tax Band B.

Kenton Bank Foot is close to local amenities, including shops and services in nearby Kingston Park and along Kenton Lane. The area is popular with families and first-time buyers due to its residential feel and access to schools in the wider Kenton and Kingston Park area.

Public transport links are available via Kenton Bank Foot Metro station, providing services towards Newcastle city centre and the coast. Journey times to Newcastle city centre are typically around 15–20 minutes, giving convenient access to employment, shopping and leisure facilities. Road connections link easily to the A1 for travel across Tyneside and beyond, with further retail, supermarkets and cafés available at Kingston Park Retail Park.

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**ROOK  
MATTHEWS  
SAYER**



Living Room:  
12'02" X 14'00" - 3.71m x 4.27m

Dining Kitchen:  
15'07" X 13'02" (max) - 4.75m x 4.01m

W.C.

Bedroom One:  
11'02" x 10'02" (+wardrobes) - 3.20m x 3.10m

En-suite:  
5'07" x 5'08" - 1.70m x 1.73m

Bedroom Two:  
11'00" x 8'09" - 3.35m x 2.67m

Bedroom Three:  
11'10" x 6'10" - 3.61m x 2.08m

Bathroom:  
5'06" x 7'00" - 1.68m x 2.13m

#### PRIMARY SERVICES SUPPLY

Electricity: MAINS

Water: MAINS

Sewerage: MAINS

Heating: MAINS GAS

Broadband: FIBRE

Mobile Signal Coverage Blackspot: No

Parking: DRIVEWAY

#### MINING

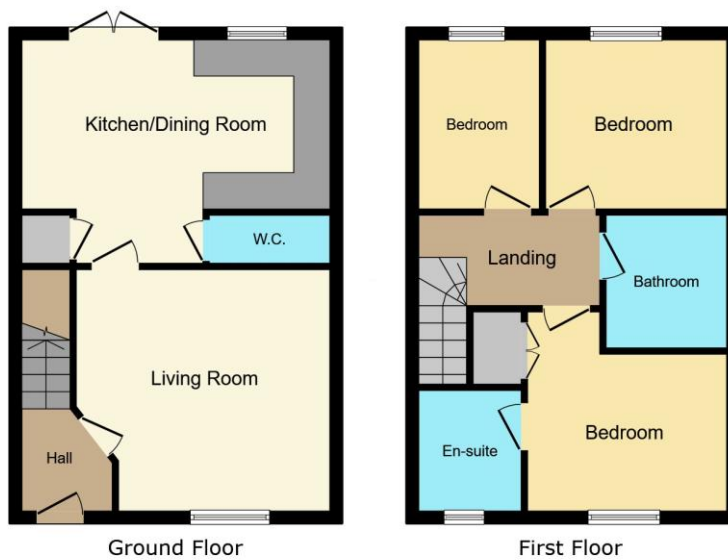
The North East region is famous for its rich mining heritage and therefore it will be beneficial to conduct a mining search. Confirmation should be sought from a conveyancer as to its effect on the property, if any.

**COUNCIL TAX BAND: B**

**EPC RATING: B**

P00007526.SD.SD.30/12/25.V.1





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)

Score	Energy rating	Current	Potential
92+	A		96   A
81-91	B	84   B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

**Important Note:** Rook Matthews Sayer (RMS) for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute part or all of an offer or contract. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. RMS has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. RMS has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. No persons in the employment of RMS has any authority to make or give any representation or warranty whatever in



**Money Laundering Regulations** – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.