



rare! From Sanderson Young



46 Princess Mary Court
Jesmond



46 Princess Mary Court, Jesmond, Newcastle Upon Tyne NE2 3BG

Price on Application

This magnificent, and stylish, three bedroom duplex apartment offers a rare opportunity to purchase one of the finest and largest apartments within the North East. This stunning apartment is situated within the prestigious Abbot Memorial Building, one of two historical buildings at Princess Mary Court, Jesmond. Situated within the heart of Brandling Village Conservation Area, the apartment benefits from private road access, a secure gated entrance, allocated parking for two vehicles and 24/7 security cameras. Princess Mary Court is a unique development of luxury apartment conversions in the heart of Jesmond, offering unrivalled living space and accommodation. With beautifully landscaped gardens and courtyard, Princess Mary Court provides a superb central Jesmond location with supreme privacy and a quiet setting for residents to enjoy. The location offers excellent access into Newcastle City Centre and fabulous views to the west over the Town Moor and adjacent playing fields. This delightful apartment has been sympathetically re-modelled and completely refurbished by the current owners and is presented to an exceptional standard throughout. The property now offers stylish and unique accommodation with its own private entrance hall and an impressive, open plan living, dining and kitchen space which is perfect for entertaining. Immaculately presented, with lighting designed by architectural lighting specialists, John Cullen of London, handmade wool and bamboo carpeting, hardwood doors, cast iron radiators and bespoke cabinetry throughout.

Private hallway with guest WC and bespoke sweeping staircase to the upper floor. Double doors lead through to a stunning 42ft open plan kitchen, dining and living space, which has been fully refurbished to an extremely high standard. Custom-made kitchen, cabinetry and pantry cupboard by Mowlem & Co, Caesarstone worktops, central island with Siemens integrated appliances, double ovens, integrated fridge freezer with ice dispenser and Quooker instant hot water tap. Beautiful lighting with multiple mood settings, stunning door and window treatments and underfloor heated tiling runs throughout the kitchen area. Wide steps then lead up from the dining area to the tastefully appointed drawing room with impressive double height ceiling, west facing full height mullion bay window, a 2 metre handmade glass lighting structure and a bio ethanol fireplace. This room has dual aspect overlooking greenery to both sides adding to the peaceful nature of this apartment | A fully equipped laundry/utility room is accessed from the kitchen/dining area | The hallway also leads on to a large and well appointed bedroom, fitted wardrobes and a luxury en-suite bath and shower room with free standing bath, underfloor heating, limestone and marble tiles together with heated mirror and towel rails. | The sweeping staircase leads to a generous landing space with store cupboard. Double doors from the landing lead to a wonderful 21ft mezzanine lounge area with bespoke fitted media unit and glass balustrade offering uninterrupted views of the mullion window and outside space beyond. | Two further bedrooms on the first floor, both with fitted wardrobes and one of the bedrooms benefits from an impressive en-suite shower room with limestone and slate tiles, underfloor heating and heated vanity mirror. The house bathroom includes bath, shower, limestone and marble tiles, underfloor heating and heated vanity mirror.

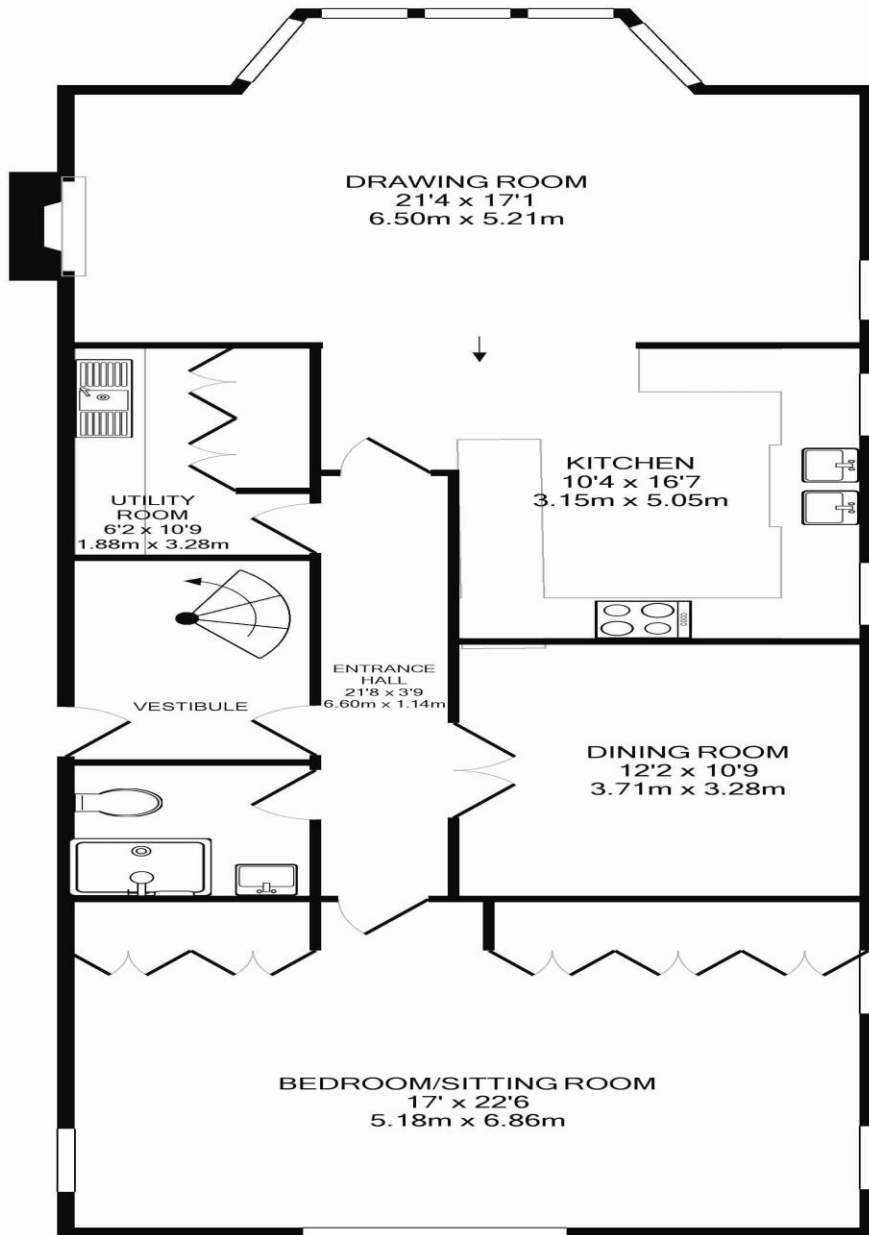
An internal viewing is deemed essential to fully appreciate the quality of this magnificent and unique Jesmond home.

Services: Mains gas, electricity, water and drainage | Tenure: Share of Freehold | Council Tax Band: G

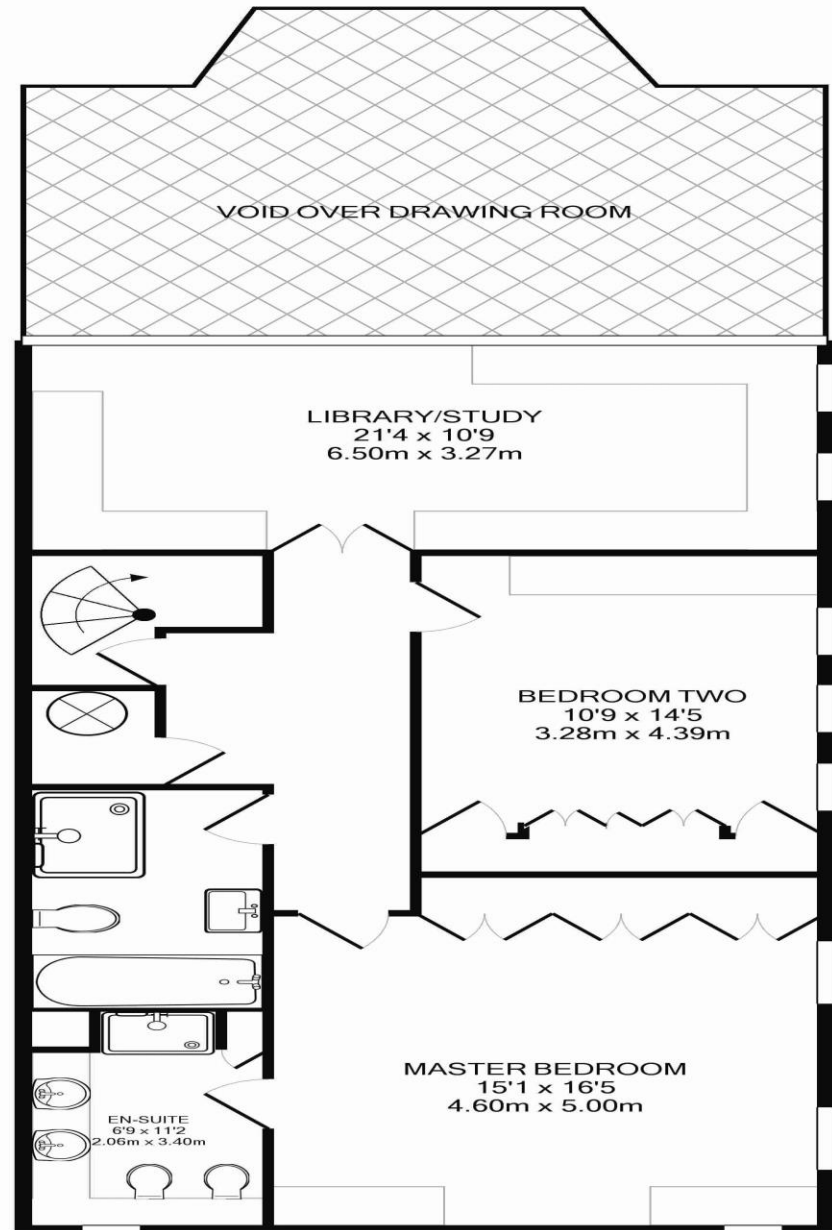








GROUND FLOOR



1ST FLOOR

46 PRINCESS MARY COURT, NEWCASTLE UPON TYNE, TYNE AND WEAR, NE2 3BG
TOTAL APPROX. FLOOR AREA 2400 SQ.FT. (223.0 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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