



## Queensway Morpeth

- Four bedrooms
- Detached family home
- Walking distance to town centre
- Garage and large driveway
- Enclosed rear garden
- No onward chain

Asking Price: **£ 435,000**

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17 Newgate Street, Morpeth

ROOK  
MATTHEWS  
SAYER

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# Queensway, Morpeth

Spectacular four-bedroom detached family home, located on Queensway, Morpeth. The property has been fully extended to both the side and rear, with space to the side to extend further subject to planning permission. It offers spacious bright and airy rooms throughout, perfect for any growing family. Kirkhill is an extremely popular area, not only because of its proximity to the hustle and bustle of Morpeth town centre, but it has an excellent choice of local amenities on the door step including Abbeyfields first school which is a popular choice.

The property briefly comprises:- Entrance hallway, downstairs W.C, impressive bright and airy lounge which has been carpeted throughout and has fantastic views over the front gardens. This leads into a large separate dining room which has ample space for a dining table with chairs and double aspect views with patio doors leading to the rear garden. The kitchen has been fitted with light wood units, offering an abundance of storage together with a range of integrated appliances including double oven, four ring gas hob with extractor hood, fridge/freezer and dishwasher. To the back of the property, you further benefit from a separate utility area.

To the upper floor of the accommodation, you are presented with a generous sized landing with space to accommodate a small seating area. There are three large double bedrooms and one single, with the master bedroom benefitting from a large ensuite, shower room. All rooms offer tremendous storage, have been carpeted throughout and finished with tasteful décor. The family bathroom has been finished with W.C., hand basin, shower cubicle and corner bath tub.

Externally, there is a block paved driveway with parking for several cars plus a garage. The enclosed rear garden offers a level grassed area with patio area, ideal for those who enjoy outdoor living.

With no onward chain, this is a must view as interest will be high!

Lounge	17.09 x 11.09	(5.41m x 3.58m)
Dining Room	17.00 x 8.04	(5.18m x 2.54m)
Kitchen / Diner	17.00 into dining area x 9.02	(5.18m into dining area x 2.79m)
Utility	7.10 x 5.08	(2.39m x 1.73m)
Downstairs W.C.	5.07 x 3.04	(1.70m x 0.93m)
Bedroom One	14.01 x 12.07	(4.29m x 3.84m)
Dressing Area	8.01 x 4.10	(2.46m x 1.25m)
En-suite shower room	8.02 x 6.11	(2.48m x 2.11m)
Bedroom Two	11.09 x 10.07	(3.58m x 3.22m)
Bedroom Three	10.10 x 10.02	(3.30m x 3.10m)
Bedroom Four	10.02 x 6.08	(3.10m x 2.03m)
Bathroom	11.00 x 5.10	(3.35m x 1.79m)

#### PRIMARY SERVICES SUPPLY

Electricity: Mains  
 Water: Mains  
 Sewerage: Mains  
 Heating: Mains Gas  
 Broadband: Fibre (cabinet)  
 Mobile Signal / Coverage Blackspot: No  
 Parking: Garage and driveway

#### ACCESSIBILITY

This property has accessibility adaptations:

- Handles in ensuite shower

Tenure: Freehold  
 EPC Rating: C  
 Council Tax Band: E

M00007861.AB.SS.11.3.24.V.2

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	70 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

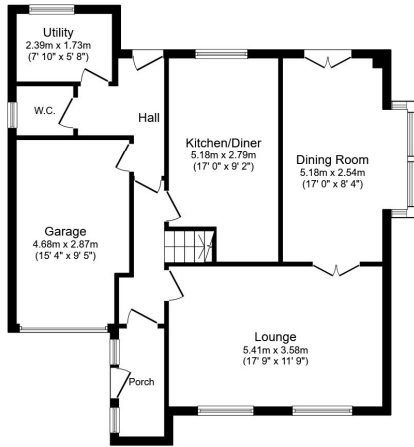
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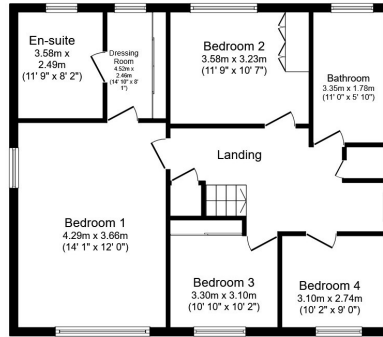
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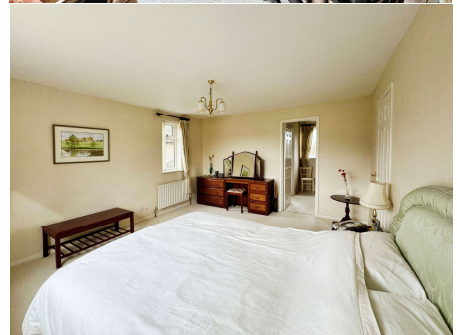


**Ground Floor**



**First Floor**

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections. Powered by Propertybox.



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