



Trescoe Ogle

This detached bungalow, currently listed for sale, is neutrally decorated and located near Ponteland. It is surrounded by local amenities and green spaces, making it ideal for families. The property features a selection of energy efficient enhancements such as solar panels and underfloor heating. It is also rated C on the Energy Performance Certificate.

Asking Price **£595,000**

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PROPERTY DESCRIPTION

The property boasts a total of 3 reception rooms, 2 bedrooms, and 2 bathrooms. The reception rooms have their own unique touch, the main living room acts as the heart of the home and gives access into a lovely sun room. The second room serves as a formal dining area that can be converted into a third bedroom if needed, and the third reception room, the garden room, offers open views, access to a generous patio and boasts a vaulted ceiling.



The kitchen is well-lit and spacious, featuring a kitchen island, granite countertops and a dining space.



The two bedrooms are doubles, with the master bedroom being especially spacious. Both bedrooms include a walk-in closet for ample storage.

Each bathroom is well-appointed, the main family bathroom offers a separate shower unit and a bath tub, and the other with a heated towel rail and a step-in bath tub.



The property comes with a double garage and sits on approximately 0.75 acres of south-facing lawn, mature planting and a large patio. There is potential for further development. The estate is the perfect blend of comfort and functionality, and offers the potential for a wonderful family home.

Living Room: 28'03" x 17'03" - 8.62m x 5.25m

Dining Room: 11'07" x 14'02" - 3.54m x 4.31m

Garden Room: 15'07" x 17'03" - 4.76m x 5.25m

Kitchen: 20'06" x 14'02" - 6.26m x 4.31m

Utility Room: 7'01" x 12'03" - 2.16m x 3.74m

Bedroom One: 20'06" x 14'03" - 6.26m x 4.34m

Bedroom Two: 16'06" x 14'03" - 5.03m x 4.34m

Bathroom One: 7'11" x 9'11" - 2.42m x 3.02m

Bathroom Two: 7'01" x 6'03" - 2.16m x 1.92m

PRIMARY SERVICES SUPPLY

Electricity: MAINS

Water: MAINS

Sewerage: MAINS

Heating: OIL & UNDERFLOOR HEATING

Broadband: FIBRE

Mobile Signal Coverage Blackspot: NO

Parking: DOUBLE GARAGE AND 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.

TENURE

Freehold – It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser

COUNCIL TAX BAND: F

EPC RATING: C

P00007373.SD.SD.30/4/25.V.1





Ground Floor

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), coverage 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.co.uk



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