



## The Pastures

Morpeth

- Spacious Semi Detached Home
- Enclosed Rear Garden
- Three Bedrooms
- Private Driveway plus Garage
- Superb Location
- Freehold

**Asking Price £230,000**

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# The Pastures Morpeth

Spacious three-bedroomed semi-detached family home. Located on The Pastures, this home offers a superb location, with large spacious rooms internally and a lovely enclosed garden to the rear, with scope to put your own stamp on your new forever home! This area is hugely attractive to house hunters, not only due to being walking distance to the local first school, but Morpeth town Centre is a short trip away where you have an array of local bars, restaurants and river walks all on your doorstep.

The property briefly comprises:- Entrance hallway, cloakroom, good sized open plan lounge/diner which offers floods of natural light due to the double aspect views. This is a great space for families with ample space for your dining table and chairs. The lounge offers views over the front garden due to the large picture-perfect window. The kitchen has been fitted with a range of wood wall and base units, offering an abundance of storage. Appliances include electric hob and oven. You further benefit from a separate utility room.

To the upper floor of the accommodation, you have three good sized bedrooms, two large doubles and one single. All rooms have been carpeted throughout. The master bedroom further benefits from fitted wardrobes offering excellent storage. The family bathroom has been fitted with hand basin, bath and shower over bath. There is a separate W.C.

Externally you have a large grassed garden to the front with a single garage and driveway that can accommodate several cars, making it ideal for a growing family. To the rear you have a fantastic enclosed level garden which has been laid to lawn with patio area to enjoy. The garden is a great space for relaxation.

With plenty of potential, this is a must view!

Lounge: 13'66 x 11'50 Max Points (4.16m x 3.50m Max Points)  
Dining Room: 8'66 x 10'75 (2.63m x 3.27m)  
Kitchen: 8'92 x 11'49 (2.71m x 3.50m)  
Utility Room: 8'73 x 8'49 (2.66m x 2.58m)  
Bedroom One: 11'62 x 11'53 Max Points (3.54m x 3.51m Max Points)  
Bedroom Two: 11'62 x 10.88 (3.54m x 3.31m)  
Bedroom Three: 8'49 x 7'68 (2.58m x 2.34m)  
Bathroom: 6'04 x 5'44 (1.84m x 1.65m)  
W.C.: 2'42 x 5'44 (0.73m x 1.65m)

## PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: Fibre to Premises

Mobile Signal / Coverage Blackspot: No

Parking: Garage and Driveway

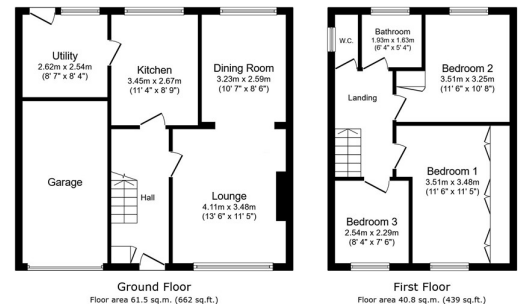
## TENURE

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

EPC Rating: C

Council Tax Band: C

M00008387.LB.JD.22/04/2025.V.2



Total floor area: 102.3 sq.m. (1,101 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor area (including any total floor area), openings and orientations are approximate. No claims are made for accuracy. This cannot be relied upon for any purpose and no liability will be accepted by any person. No liability is accepted for any errors, omission or misstatement. A party must rely upon its own responsibility. Powered by www.property24.co.uk

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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**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.

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