



Margaret Street | Widdrington | NE61 5NJ

**Asking Price £155,000**

ROOK  
MATTHEWS  
SAYER

**3****1****1****Refurbished Family Home****No Onward Chain****Three Bedrooms****Stunning Rear Views****Quiet Village Life****Fully Enclosed South Facing Garden****Finished to a High Standard****Freehold****For any more information regarding the property please contact us today**

Fully refurbished, with a spectacular view! Boasting a superb location, tucked away within a small cluster of homes, sits this fully refurbished three bed family home on Margaret Street, Widdrington. The property has finished to a high standard throughout, where quality fixtures and fittings are evident and we anticipate a high level of interest, due to the stunning views over the rear gardens. Widdrington itself offers a quiet village life, with a few local amenities on your doorstep. Morpeth town centre is only a short drive away, where you will find an array of high-end bars, restaurants, shops and river walks to choose from.

The property briefly comprises:- Entrance hallway, a large bright and airy lounge with floods of natural light due to the large window overlooking the front. The lounge has been finished in a crisp fresh white wall with feature fireplace. This leads into an impressive kitchen, which has been upgraded and beautifully finished with a range of modern wall and base units, offering an abundance of storage. Appliances include a brand-new boiler, fridge/freezer, microwave and oven. To the back of the kitchen, you further benefit from a downstairs W.C.

To the upper floor of the accommodation, you have three generous sized rooms, two large doubles and one single which could also be used as an office to suit. All rooms have been fully redecorated. The third bedroom, stairs and landing have been fitted with new carpets throughout. The family bathroom has been finished with W.C., hand basin and bathtub.

Externally to the front you have a good-sized low maintenance garden, which includes a driveway, with on street parking also available. To the rear you will find a hidden gem, which is a large, fully enclosed private South facing garden, with uninterrupted views of rolling fields. This garden will be a huge attraction to growing families or anyone looking for their very own tranquil oasis to relax in.

With no onward chain, this is a must view to appreciate the space on offer.

Lounge: 14'44 x 9'24 Max Points (4.37m x 2.79m Max Points)  
Kitchen: 8'46 x 17'75 (2.54m x 5.36m)  
W.C: 2'86 x 5'30 (0.30m x 1.60m)  
Bedroom One: 9'96 x 9'31 Max Points (2.97m x 2.82m Max Points)  
Bedroom Two: 11'54 x 9'40 (3.48m x 2.84m)  
Bedroom Three: 5'10 x 7'56 (1.79m x 2.26m)  
Bathroom: 5'87 x 5'51 (1.73m x 1.65m)

**PRIMARY SERVICES SUPPLY**

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Gas Central Heating

Broadband: None

Mobile Signal / Coverage Blackspot: No

Parking: On Street Parking Available

**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

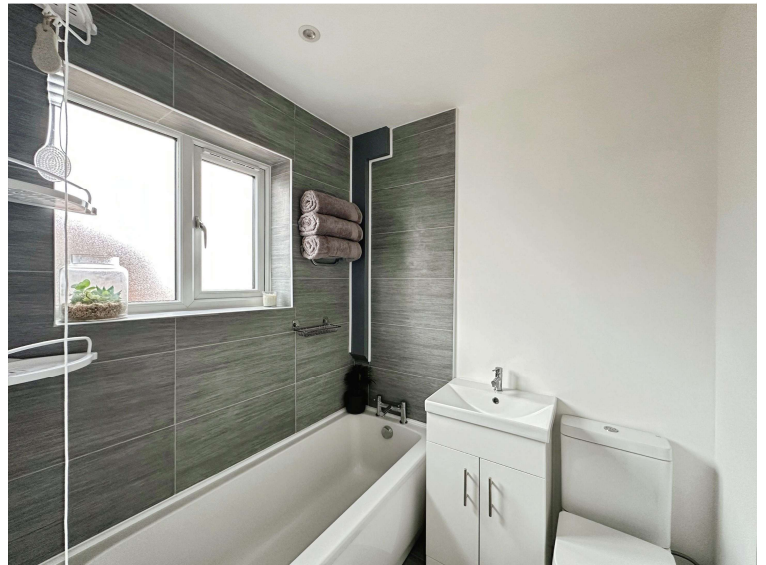
Council Tax Band: A

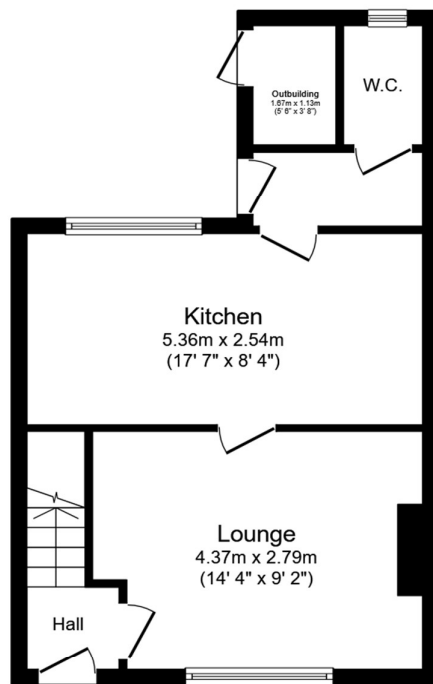
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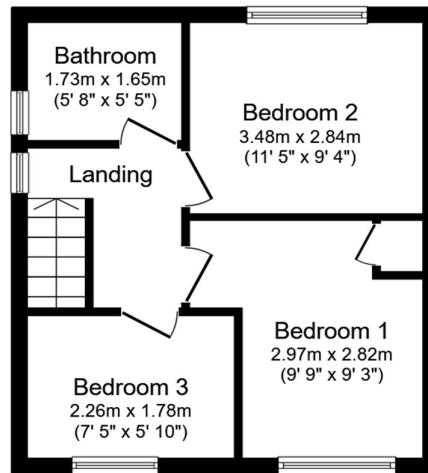






**Ground Floor**

Floor area 39.3 sq.m. (424 sq.ft.)



**First Floor**

Floor area 32.7 sq.m. (351 sq.ft.)

Total floor area: 72.0 sq.m. (775 sq.ft.)

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		
81-91	B		86 B
69-80	C	72 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.



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