



Station Cottages | Widdrington | NE61 5QJ

**Offers In The Region Of £125,000**

ROOK  
MATTHEWS  
SAYER



3



1



1

**Spacious Terraced Property**

**Three Bedrooms**

**Quiet Village Location**

**Modern Décor**

**Tastefully Decorated**

**Fully Enclosed Yard**

**Private Driveway**

**Freehold**

For any more information regarding the property please contact us today

This deceptively spacious three bedroomed terraced property located on Station Cottages, Widdrington Station is guaranteed to impress! The property is situated on a quiet street and offers easy access to local amenities including a doctor's surgery, co-op and first school. The village is excellent for those who need to commute, as the A1 is around 3 miles away and is only a 15-minute drive to the hustle and bustle of Morpeth town. A ten-minute drive to Ashington gives access to the new rail service, which runs every half an hour to Newcastle Central Station. The gorgeous beaches of Druridge Bay and Cresswell are also ten minutes by car. Internally the property offers spacious rooms and modern décor throughout.

The property briefly comprises: Entrance porch, an inviting lounge which offers ample space. The lounge has been finished with wood flooring and neutral walls. This leads seamlessly into a separate dining area, where there is plenty of room for your dining room table and chairs. The kitchen is located to the rear of the property and has been fitted with a range of wall and base units offering excellent storage. Appliances include an electric oven, four ring gas hob and extractor fan. You further benefit from a downstairs W.C.

To the upper floor of the accommodation, you have three good sized bedrooms all of which has been carpeted. The third bedroom further benefits from a built-in wardrobe offering excellent storage. The family bathroom has been finished with W.C., hand basin, bath and shower over bath.

Externally, to the front of the property there is a private driveway which can accommodate one car. Whilst to the rear, there is a fully enclosed yard with handy outbuilding that has electric.

This could be a fantastic property for a first-time buyer or someone looking for a property within a highly requested area.

#### MEASUREMENTS

Porch: 6'06 x 9'86 (1.84m x 3.00m)

Lounge: 12'88 x 15'45 (3.86m x 4.67m)

Dining Room: 15'45 x 9'93 Max Points (4.67m x 2.97m Max Points)

Kitchen: 9'88 x 9'00 (2.95m x 2.74m)

W.C: 2'73 x 5'73 (0.83m x 1.74m)

Bedroom One: 13'18 x 8'64 Max Points (3.99m x 2.59m Max Points)

Bedroom Two: 6'45 x 10'02 (1.93m x 3.10m)

Bedroom Three: 6'81 x 5'16 (2.03m x 1.55m)

Bathroom: 5'25 x 8'81 Max Points (1.57m x 2.64m Max Points)

#### PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: ADSL Copper Wire

Mobile Signal / Coverage Blackspot: No

Parking: Private 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: D

Council Tax Band: A

M00008627.LB.JD.03/10/2025.V.2

**T: 01670 511 711**

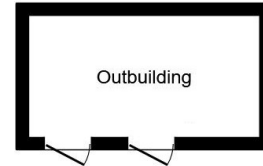
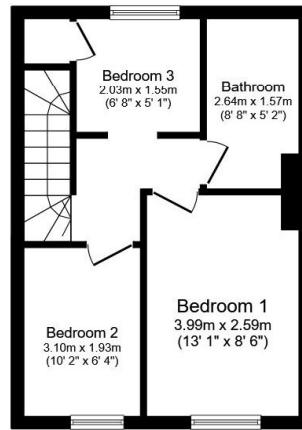
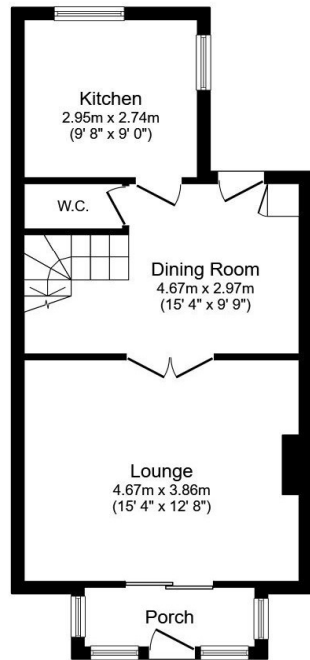
[morpeth@rmsestateagents.co.uk](mailto:morpeth@rmsestateagents.co.uk)

**ROOK  
MATTHEWS  
SAYER**









Total floor area: 84.9 sq.m. (913 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		
69-80	C		78 C
55-68	D	67 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.

