



Mile Road | Widdrington | NE61 5QW

**Offers In Excess Of £420,000**

ROOK  
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SAYER



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## Stunning Link Detached Bungalow

Four Bedrooms

Idyllic Surroundings

Lovely Village Location

## Beautifully Decorated

Generous Sized Rear Garden

Large Driveway plus Garage

Freehold

For any more information regarding the property please contact us today

Idyllic surroundings and a substantial sized plot! This large link detached four bedroomed bungalow is located on a peaceful location just off Mile Road, Widdrington. Widdrington itself is a small and quiet village with local amenities on your doorstep to include a local first school, doctor surgery and a Co-op. Morpeth town centre is also just a short 15-minute drive away where you have an array of local bars, restaurants and shopping delights to choose from. The gorgeous beaches of Druridge Bay and Cresswell are also ten minutes by car. The property soaks up the most wonderful views from over the adjoining field. Internally offering high end fixtures and fittings throughout, with a one-of-a-kind lounge.

The property briefly comprises:- Entrance porch, extremely spacious lounge which comes complete with a floor to ceiling window, offering views over the rear garden. The lounge comes fitted with a log burner which is the focal point of the room and will be cosy for those winter nights. This leads seamlessly through to a dining area, which again benefits from spectacular views of the rear garden. This is a great space for families with ample space for your dining table and chairs. The high spec 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 dishwasher, fridge freezer, range cooker and washing machine/dryer. You further benefit from a separate utility room with W.C.

To the opposite end of the living accommodation, you have four generous double bedrooms, all of which have been tastefully decorated throughout. The second bedroom benefits from built in wardrobes. The family bathroom, which has been fully tiled, has been finished with W.C., hand basin, separate walk-in shower and bath tub.

Externally, to the front of the property there is large grassed area with private driveway offering ample off-street parking. Whilst to the rear, there is a detached double garage and huge garden, which has been laid to lawn with patio area, offering you your very own tranquil oasis to relax in.

Guaranteed to impress, this is a must view!

### MEASUREMENTS

Porch: 5'75 x 6'83 (1.75m x 2.08m)

Lounge: 14'00 x 20'95 (4.26m x 6.38m)

Dining Room: 16'63 x 16'27 Max Points (5.06m x 4.95m Max Points)

Kitchen: 20'83 x 9'88 Max Points (6.34m x 3.01m Max Points)

Utility/W.C: 12'21 x 4'98 Max Points (3.72m x 1.51m Max Points)

Bedroom One: 12'36 x 10'46 (3.76m x 3.18m)

Bedroom Two: 15'09 x 10'65 (4.59m x 3.24m)

Bedroom Three: 15'36 x 8'13 Max Points (4.68m x 2.47m Max Points)

Bedroom Four: 18'06 x 8'13 Max Points (5.50m x 2.47m Max Points)

Bathroom: 6'37 x 10'37 (1.94m x 3.16m)

### PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas & Log Burner

Broadband: Fibre to Premises

Mobile Signal / Coverage Blackspot: No

Parking: Private Driveway and Garage

### 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: E

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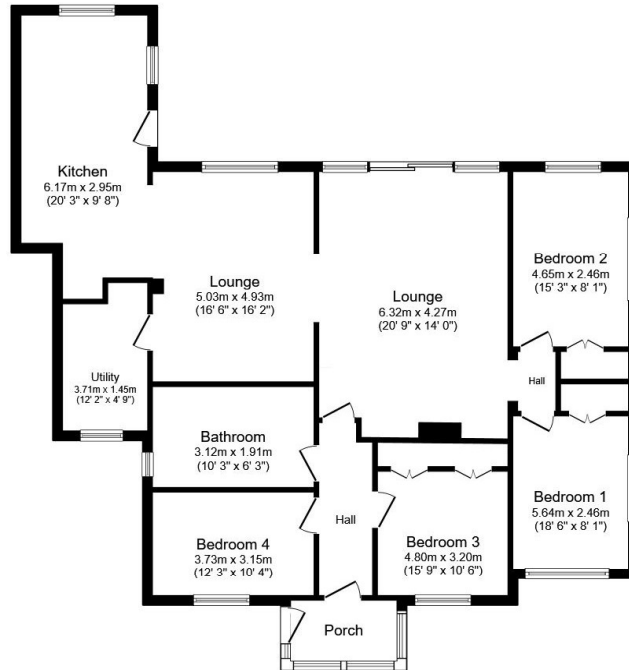
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### Floor Plan

Floor area 115.4 sq.m. (1,242 sq.ft.)

Total floor area: 115.4 sq.m. (1,242 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		73 C
55-68	D	66 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

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