



The Withers | Morpeth | NE61 6EF

**Asking Price £464,995**

**RMS** | Rook  
Matthews  
Sayer





**Stunning Detached Home**

**Beautifully Finished**

**Four Bedrooms**

**Generous Rear Garden**

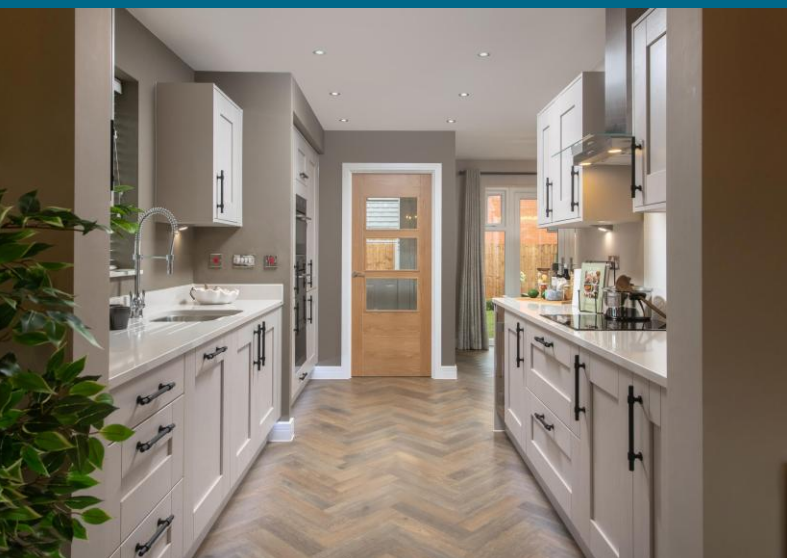
**Lovely Location**

**Off Street Parking Plus Garage**

**Open-Plan Kitchen, Family & Dining Area**

**Freehold**

For any more information regarding the property please contact us today



Create a vibrant family home life in the Weaver, a 4-bedroom home with a superb curb appeal.

Enter the property through a landscaped front garden, the home's grandeur accentuated further by a tiled canopy above the door and brickwork detailing around the windows.

Family members and visitors are greeted by a welcoming hallway. To one side, the living room is the perfect place for the family to gather, its substantial size making it ideal for hosting social occasions. Across the hall, enjoy dinners together in the open-plan kitchen, family, and dining area. Cooking in the Weaver is always a delightful experience, with the modern fitted kitchen worktops and a notably an eye-level oven set within the stylish cupboards. The generous rear garden is conveniently accessed via a set of French doors from both the living room and dining area, ideal for enjoying nicer weather.

An adjacent utility room supplies designated space for completing household chores, with room for a washing machine and dryer to be installed.

The elegant staircase leads up to four double bedrooms and the family bathroom on the first floor, supplying family members with private and comfortable places to rest – and opportunity for children to express their individual styles. Bedroom 2 has the added benefit of an en suite, ideal for older children desiring more independence. Bedroom 1 also features an en suite, with a dedicated dressing area ready to be elevated to suit personal needs. Bedroom 4 is equally as impressive, with natural light streaming in from a charming dual aspect. The family bathroom serves the remaining bedrooms. It is fitted with tiling, Roca sanitaryware, chrome brassware detailing and a separate shower enclosure.

Environmentally conscious buyers will be pleased to know that this home has solar panels fitted and an electric vehicle charging point. Off-road parking and a garage provide added convenience.

#### Ground Floor

Kitchen and dining room:

5.52m x 6.18m (18'1" x 20'3")

Family area:

3.21m x 3.59m (10'6" x 11'9")

Living room:

3.45m x 6.31m (11'4" x 20'8")

#### First Floor

Bedroom 1 :

3.43m x 3.50m (11'3" x 11'6")

Dressing area:

2.01m x 2.91m (6'7" x 9'7")

Bedroom 1 en suite:

2.36m x 1.91m (7'9" x 6'3")

Bedroom 2:

3.51m x 3.31m (11'6" x 10'10")

Bedroom 2 en suite:

2.24m x 1.40m (7'4" x 4'7")

Bedroom 3:

3.51m x 2.91m (11'6" x 9'7")

Bedroom 4:

3.19m x 2.73m (10'6" x 8'11")

1667 sq ft

Ready to move into, includes upgraded kitchen

#### PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: Fibre to Premises

Mobile Signal / Coverage Blackspot: No

Parking: Garage plus Allocated Parking Space

#### 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: A (Predicted)

Council Tax Band: TBC

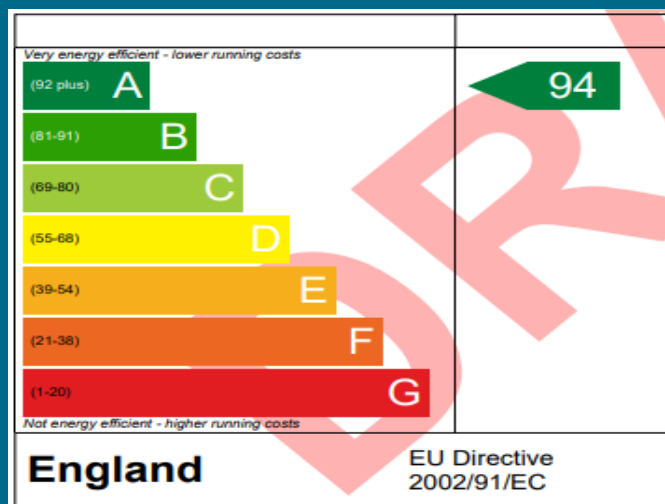
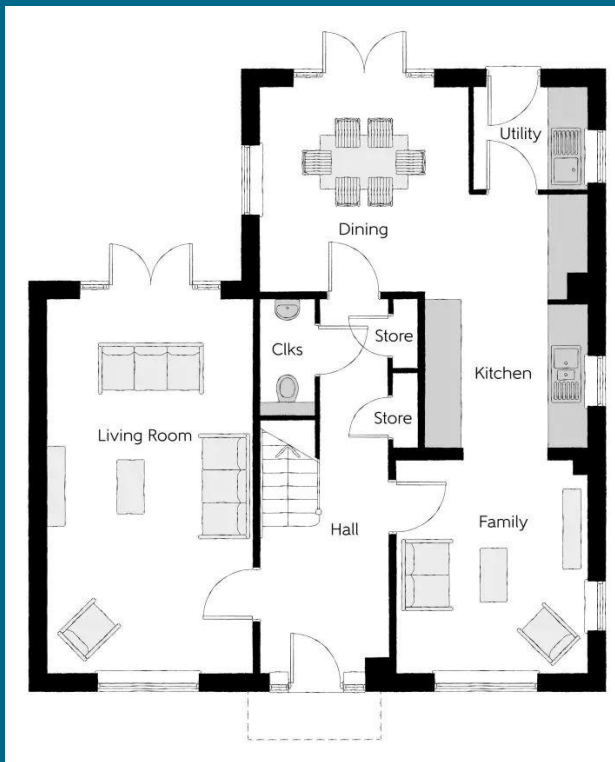
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