



Friesian Drive | Corbridge | NE45

Offers Over £600,000

RMS | Rook
Matthews
Sayer



Detached House

Sought-After Corbridge

Five Bedrooms

Versatile Double Garage

Private South-Facing Garden

Open Outlook Front & Back

Open-Plan Kitchen

Generous Living Spaces

For any more information regarding the property please contact us today.



T: 01434 601616

hexham@rmsestateagents.co.uk

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Positioned within the highly sought-after Roman Heights development in the desirable village of Corbridge, this exceptional five-bedroom detached family home combines upgraded contemporary living with a private south-facing garden and elevated valley views.

Built approximately three years ago, the property has been enhanced significantly beyond the original developer specification, with high-quality finishes, bespoke additions and attention to detail throughout.

The ground floor features Amtico flooring throughout complemented by carpeting in the lounge. The lounge offers bay windows overlooking the front garden and open green space beyond. To the rear, an open-plan kitchen and dining area forms the centrepiece of the home, filled with natural light from south-facing windows and French doors opening onto the garden terrace.

The kitchen is fitted with a range of integrated appliances and is complemented by a matching utility room and separate WC.

The integral double garage provides excellent versatility, suitable for secure parking, storage, a home gym or potential conversion, subject to the necessary consents.



Upstairs, the principal bedroom suite includes a walk-in dressing room, upgraded fitted storage and a stylish en-suite shower room. A second double bedroom also benefits from an en-suite and bespoke fitted wardrobe. Three further bedrooms are served by a beautifully appointed family bathroom featuring bath with overhead shower.

To the rear, the south-facing garden enjoys a particularly private setting with far-reaching views across the valley from its elevated position. A stone patio terrace provides an ideal space for outdoor dining and entertaining, with direct access from the kitchen and dining area via French doors. The garden is thoughtfully landscaped with lawned areas, established planting and well-stocked borders.

Corbridge is one of Northumberland's most sought-after villages, known for its historic character, independent shops, cafés, restaurants and riverside setting. The village offers excellent access to countryside walks along the River Tyne and surrounding rural landscapes, while also benefiting from well-regarded local schooling.

For commuters, Corbridge railway station provides regular services to Newcastle in approximately 35 minutes and Hexham in under 10 minutes, while the nearby A69 offers convenient road links east towards Newcastle and west towards Carlisle.

INTERNAL DIMENSIONS

Kitchen/Dining Room: 27'10 max x 9'8 max (8.48m x 2.95m)
Utility: 6'3 max x 5'4 max (1.91m x 1.63m)
WC: 5'5 max x 3'3 max (1.63m x 0.99m)
Lounge: 19'4 into bay x 10'11 max (5.89m x 3.33m)
Garage: 19'3 to door x 15'1 max (5.87m x 4.60m)
Bedroom One: 10'5 plus door recess x 10'11 max (3.18m x 3.33m)
Ensuite: 6'7 max x 5'6 max (2.01m x 1.65m)
Dressing Room: 7'6 max x 5'5 max (2.29m x 1.65m)
Bedroom Two: 13'0 into robes x 8'10 max (3.96m x 2.69m)
Ensuite: 6'6 max x 5'7 max (1.98m x 1.70m)
Bedroom Three: 10'5 max x 10'0 max (3.18m x 3.05m)
Bedroom Four: 10'4 max x 8'9 max (3.15m x 2.67m)
Bedroom Five: 7'9 max x 6'6 max (2.36m x 1.98m)
Bathroom: 7'4 max x 5'11 max (2.24m x 1.80m)

PRIMARY SERVICES SUPPLY

Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Gas Central
Broadband: Fibre to Premises
Mobile Signal Coverage Blackspot: No
Parking: Double Garage & Driveway

MINING

The North East region is famous for its rich mining heritage and therefore it will be beneficial to conduct a mining search. Confirmation should be sought from a conveyancer as to its effect on the property, if any.

TENURE

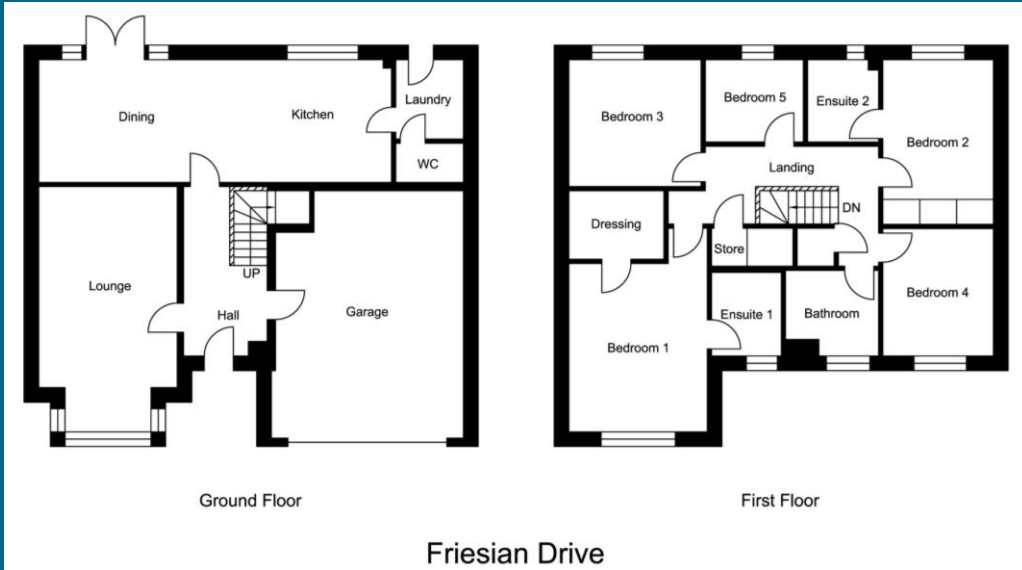
Freehold – It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser

COUNCIL TAX BAND: F

EPC RATING: B

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Score	Energy rating	Current	Potential
92+	A		93 A
81-91	B	84 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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