



Fawdon Grove | Pegswood | NE61 6YQ

Offers In The Region Of £240,000

RMS | Rook
Matthews
Sayer



4



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1

Large Detached Family Home

No Onward Chain

Four Bedrooms

Peaceful Rear Enclosed Garden

Sought After Location

Private Driveway plus Garage

Generous Sized Lounge/Diner

Freehold

For any more information regarding the property please contact us today



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NO ONWARD CHAIN! Situated in a popular residential street within Pegswood, this large four bedroomed detached family home sits tucked away on a quiet residential cul-de-sac on Fawdon Grove. With its attractive and sought after location, this property offers great public transport links, nearby schools and a strong local community. Pegswood itself offers a range of amenities on your doorstep to include a local co-op, primary school and doctor's surgery, whilst the hustle and bustle of Morpeth Town Centre, is just a short drive away, where you have an array of local bars, restaurants and river walks to choose from. Internally the property has a vast amount of space, with scope to put your own stamp on your new forever home!

The property briefly comprises:- Entrance porch leading to a good-sized hallway, downstairs W.C., and generous sized lounge/diner which is flooded with natural light. This is a great space for families with ample room for your own dining table and chairs. The lounge offers views over the front and rear garden. This leads seamlessly into the kitchen which is located to the rear of the property. The kitchen has been fitted with a breakfast bar, as well as wall and base units offering an abundance of storage. Appliances electric oven, gas hob and microwave.

To the upper floor of the accommodation, you have four generous sized bedrooms, three large doubles and one single, all of which have been carpeted throughout and offer excellent storage. The family bathroom has been fitted with a basin, W.C, corner bath and separate shower.

Externally to the front of the property, you have private driveway and garage. Whilst to the rear, there is a fully enclosed garden which has been laid to lawn with paved patio area. The garden backs onto an open field, therefore, is not overlooked. The garden will be a real winner for those who enjoy outdoor entertaining.

With no onward chain, this property offers huge potential for its new owners.

MEASUREMENTS

Porch: 5'5 x 3'6 (1.67m x 1.09m)
Lounge/Diner: 11'1 x 23'6 (3.38m x 7.16m)
Kitchen: 10'9 x 16'3 (3.28m x 4.95m)
W.C: 4'2 x 6'3 (1.28m x 1.92m)
Bedroom One: 11'5 x 12'9 Max Points (3.48m x 3.89m Max Points)
Bedroom Two: 11'5 x 9'6 (3.48m x 2.90m)
Bedroom Three: 8'5 x 7'8 (2.57m x 2.34m)
Bedroom Four: 7'8 x 8'5 (2.34m x 2.57m)
Bathroom: 5'6 x 16'5 (1.68m x 5.00m)

PRIMARY SERVICES SUPPLY

Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Mains Gas
Broadband: None
Mobile Signal / Coverage Blackspot: No
Parking: Garage and 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.

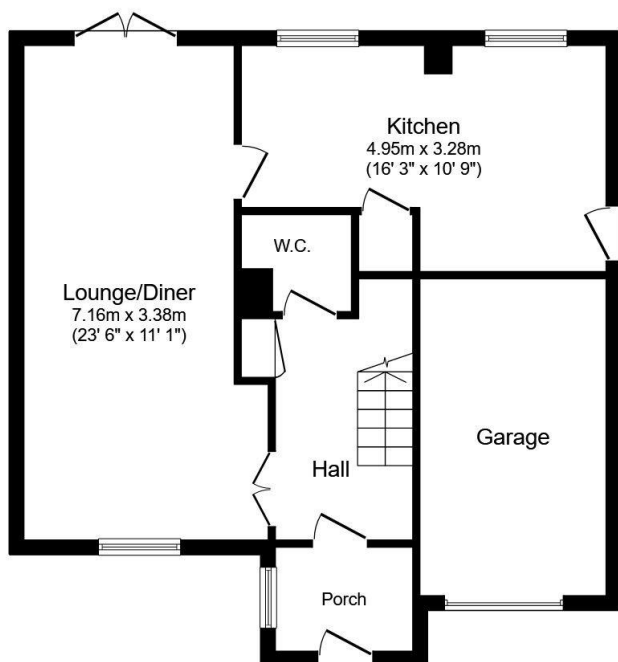
It is our understanding that the Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your conveyancer will take the necessary steps and advise you as to timeframes for registration.

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

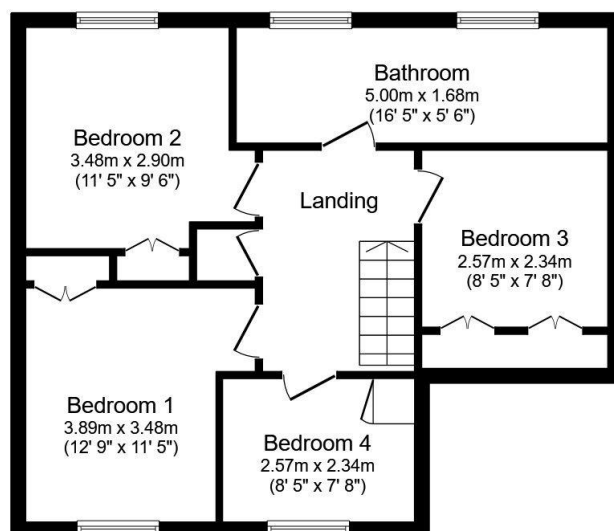
EPC Rating: C
Council Tax Band: C

M00009078.LB.JD.05/10/2026.V.2





Ground Floor



First Floor

Total floor area: 120.0 sq.m. (1,292 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

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 C	77 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 relation to this property.

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.

