



- Magnificent 4 Bedroom House
- Lounge / Study
- Kitchen & Utility
- Council Tax Band F / Awaiting EPC

- Stunning Views
- Family/ Breakfast Room
- Main Bed En-suite, Bathroom & Shower Room
- Landscaped Gardens of about 0.5 acres
- Dining Hall & Sun Room
- Garage and Gardener's Cottage



An immaculately presented 4 bedroom detached house positioned at the edge of the village Heddon on the Wall occupying a south facing half acre plot with views over the Tyne Valley.

Originally built in the 1930's, this house enjoys considerable character and charm, with many original features. Extensively updated and improved including new roof, windows, sunroom and heating system.

The Entrance Porch leads to an open plan Dining Hall and a Sun Room with double doors leading out onto a patio area, wood flooring, beamed ceiling and staircase to the first floor. The inner hallway has under stairs storage cupboard. The modern ground floor shower room has a newly fitted wc, wash basin and shower enclosure.

The spacious Lounge/study was originally 2 rooms and now extends to over 26ft. with a charming rustic brick open fireplace, beamed ceiling and stunning views. The Family Room/Breakfast Room has a multifuel stove within a rustic brick surround.

The Kitchen is fitted with a good range of wall, base & display units with quartz worktops, sink with boiling water tap, electric oven, built-in microwave, induction hob with extractor over and integral fridge and dishwasher. The Utility room has a sink unit, built in stacking unit for washer and dryer and door to the rear garden.

Stairs lead to the First Floor Landing with a walk-in airing cupboard and access to the spacious floored loft.

All Bedrooms have fantastic views. Bedroom 1 is very well fitted with a good range of wardrobes, cabinets, and an en-suite with newly fitted shower enclosure, wash basin and wc. Bedroom 2 is a double with fitted wardrobes. Bedroom's 3 & 4 are both doubles with fitted wardrobes. The Family Bathroom has a vanity unit with wc & wash basin, bath and shower cubicle. Externally, there are beautiful landscaped gardens, with lawns, terraces, rockeries and a stunning collection of shrubs, plants and trees. Also included are three sheds, a greenhouse and the former Gardener's cottage.





Northumberland County Council: 03456006400

Energy Performance: Current C, Potential C

Council Tax Band: F

Heddon Church of England Primary school: 0.3miles

Ponteland High School: 3.9miles

Newcastle International airport & Metro stop: 6.3miles

Newcastle City centre & Railway Station: 9.5miles

Wylam Railway station: 1.8miles





These particulars do not constitute or form part of an offer nor may they be regarded as representative. All interested parties must themselves verify their accuracy. It is not company policy for any gas, oil or electrical appliances to be tested and purchasers must satisfy themselves as to their working order. Measurements are approximate, floor plans are not to scale and are for illustration purposes only.