



Lindisfarne

Cubeon Wood, Tranwell Woods





Lindisfarne

Gubeon Wood, Tranwell Woods, Morpeth

Lindisfarne provides a fine, detached family home in a tranquil and private location, occupying a lovely mature wooded site extending to around 3.5 acres.

The property was purchased by the current owner 34 years ago and has been very well cared for with a number of improvements carried out over recent years, including the addition of a beautiful conservatory and orangery/garden room to the rear.

Price Guide:
Guide Price £1,250,000

4 3 2 E







The well presented accommodation extends to circa 3786 sq ft and comprises:

Entrance with glazed double doors leading to a vestibule and inner reception hallway with fabulous natural light and stone flooring which is a feature running throughout many of the ground floor rooms | Formal sitting room with impressive stone fireplace, lovely views over the garden and double doors connecting to the dining room | Professionally fitted study Kitchen supplied by Callerton Kitchens with bespoke cabinets, Miele appliances and granite worktops | The kitchen leads through to the snug area, which connects to the beautiful conservatory and orangery/garden room which is very well equipped and has fabulous architecture with a glass lantern rooflight | Utility room/second large preparation kitchen | Cloaks area with WC and access into the large double plus garage where, at the rear, there is a large sauna, shower and general gymnasium area

First floor: four double bedroom suites, the principal bedroom with fitted wardrobes and a luxurious ensuite bathroom and separate shower | The remaining three double bedrooms also have good quality fitted furniture and access to a family bathroom WC.



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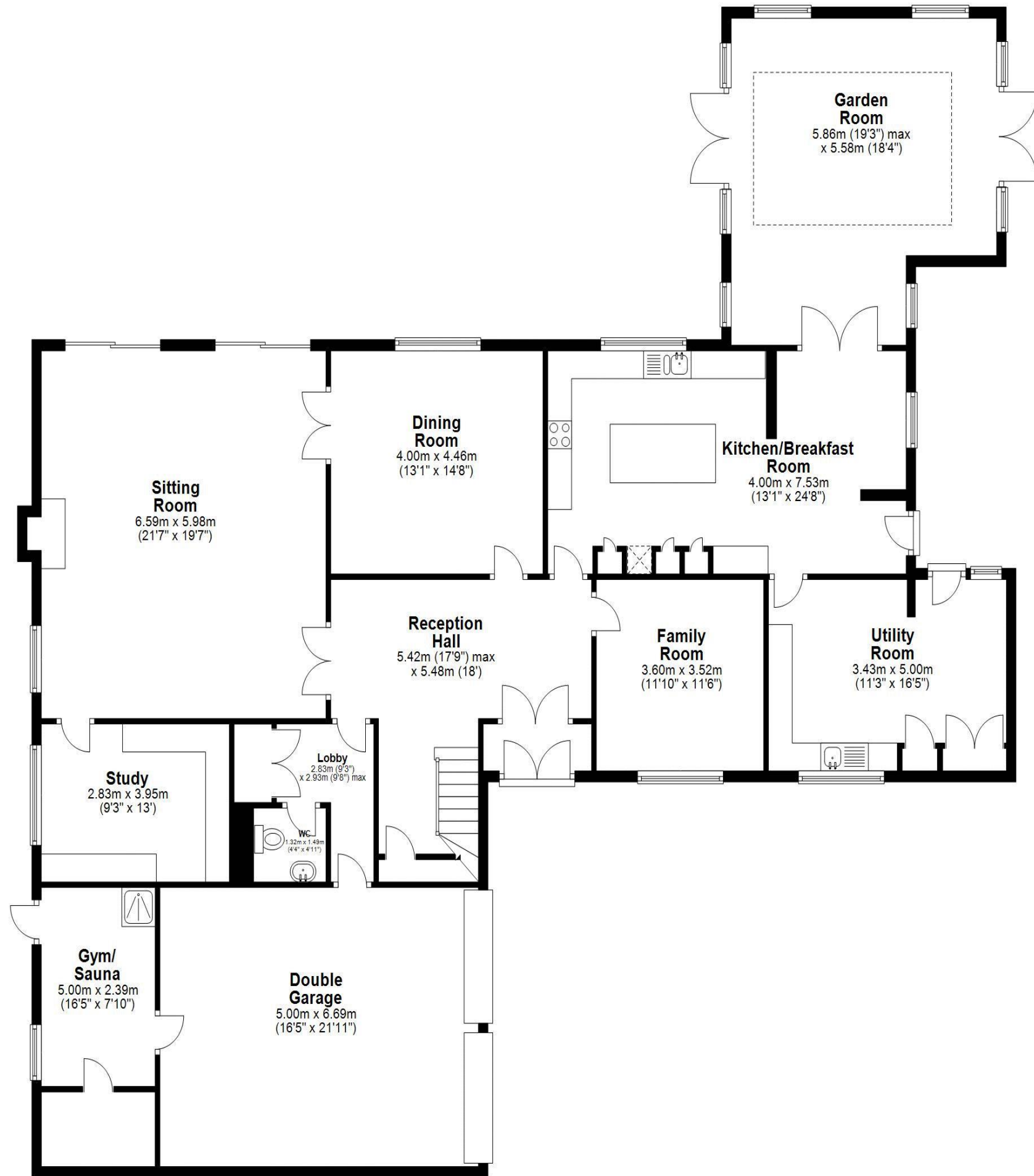






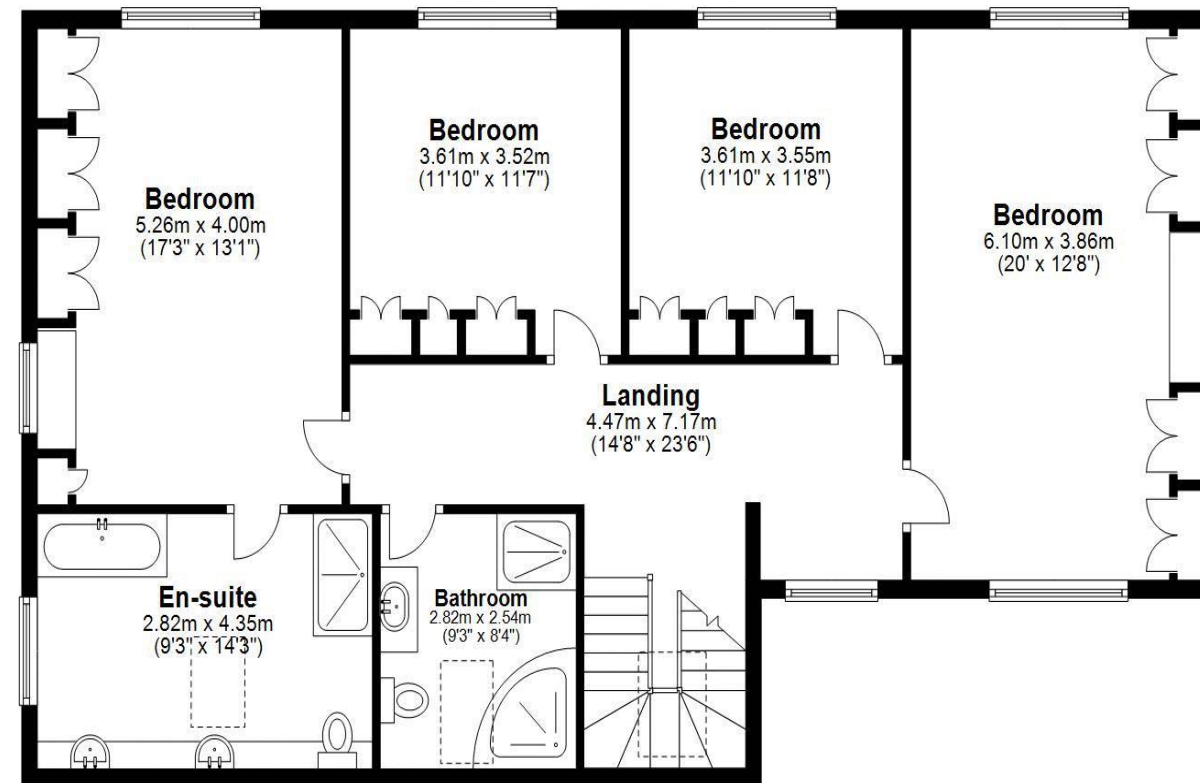
Ground Floor

Approx. 239.7 sq. metres (2580.4 sq. feet)



First Floor

Approx. 112.0 sq. metres (1205.4 sq. feet)



Externally, the gardens are well maintained and presented with open lawned areas, tall trees providing privacy and an impressive, gated entrance.

Lindisfarne is located only a short drive into the delightful market town of Morpeth with its range of shops, good schools, sporting clubs, new leisure centre and excellent rail and road links to Newcastle and Edinburgh.

The property is also well placed for the A1 giving excellent access to Newcastle City Centre, Newcastle Airport and providing excellent links throughout the region.

Services: Mains electricity, water and drainage | Liquid propane gas central heating | Tenure: Freehold | Council Tax Band: G EPC Rating: E

Total area: approx. 351.7 sq. metres (3785.8 sq. feet)
Lindisfarne, MORPETH



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