



Forge House

Bridge End



SANDERSON
YOUNG





Forge House Bridge End, NE18 OPN

Lovely & deceptively spacious traditional three bedroom, stone double fronted house in Stamfordham village, with a beautiful rear garden overlooking the open fields and countryside.

A superb period, double fronted stone end terrace house, dating back to the 18th century and lived in by the current family for over 30 years, with generous accommodation set over two floors and many original features retained including; exposed beams and internal stone walls and a stone inglenook fireplace, stone flagged floors and parquet style floors.

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Price Guide:

Guide Price £485,000





Ground floor - Stone portico entrance | Reception hallway with a lovely wide staircase leading to the first floor, exposed beams to the ceiling and doors leading to the main reception rooms | Generous Sitting room with two sash windows to the front, an open working fire with a stone surround and hearth and cupboard housing the gas boiler | Fabulous Dining room with two sash windows to the front elevation, a stone hearth and fireplace with a cast iron wood burning stove and exposed stonework to the alcoves, beams to the ceiling and parquet style flooring | Attractive stone flagged walkway between the reception hallway and kitchen, with two storage cupboards | Lovely Family kitchen/breakfast room, with windows and French doors opening to the terrace and garden - the kitchen is fitted with a range of low level cabinets with an integrated double oven, and space for a washing machine and fridge/freezer | A door leads to a side lobby and ground floor WC | Side lobby with a stable style door to the garden, sliding door to a ground floor wc and a large storage cupboard (former lift access).

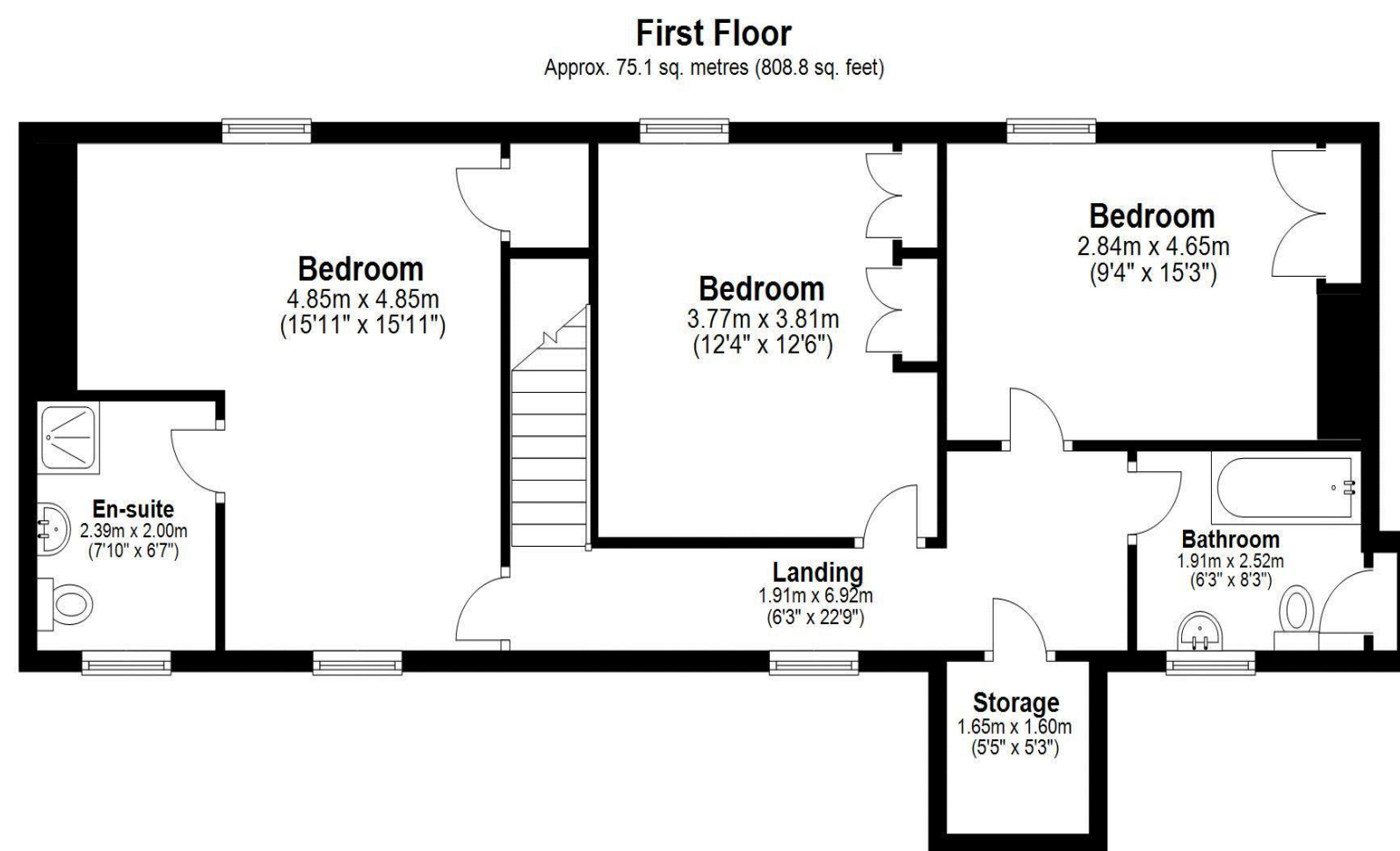
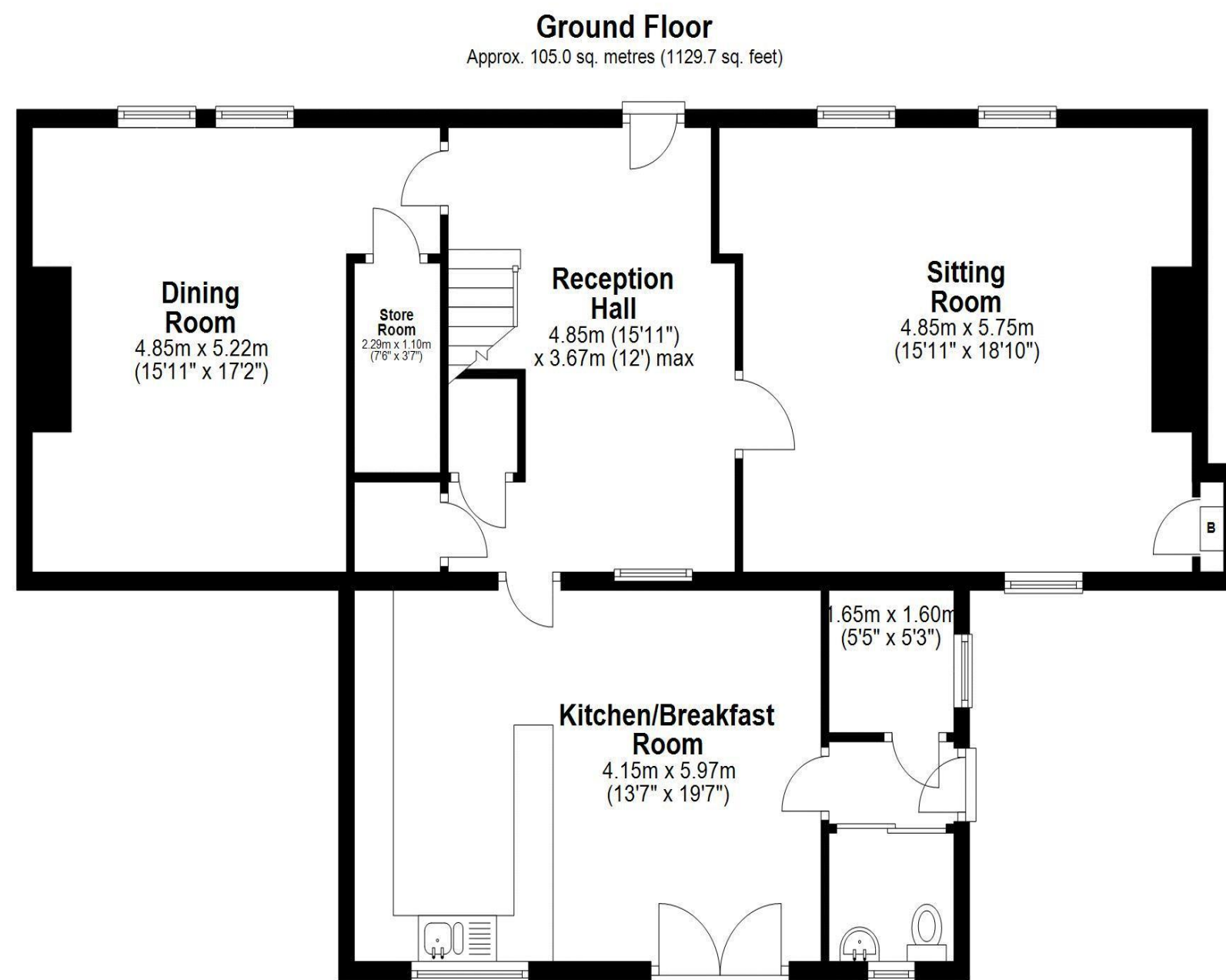
First floor landing - The landing has windows to the rear elevation, and large storage cupboard (former lift) | Bedroom one is a large double bedroom with windows to both front and rear elevations overlooking the gardens, and a built in wardrobe | Well appointed Ensuite shower WC | Two further double bedrooms, both with sash windows and built in wardrobes | Family bathroom with a bath with electric shower over, WC and wash hand basin.



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Total area: approx. 180.1 sq. metres (1938.5 sq. feet)
Forge House, Bridge End, Stamfordham, -



Externally - Forge House has a driveway to the side with parking for one car | A gate gives access to the well maintained and mature south facing garden, with a excellent stone terraced seating areas, tiered lawns, well stocked planted borders and fabulous open aspect views to the open fields and countryside | Timber shed.

Stamfordham is a much sought after village approx. 6 miles from Ponteland - with a lovely village green, historic Church, Public House, local Primary school, Village hall and popular Cricket Club. The house is ideally placed for easy access to Ponteland with its excellent shops, restaurants and amenities, only 8 miles from the historic village of Corbridge and with Newcastle City Centre only 25-30 minutes' drive away.

Approx distances - Ponteland 6 miles - Corbridge 8.5 miles - Newcastle upon Tyne 14 miles - Hexham 15 miles Services | Mains; Electricity, Water, Drainage | Tenure; Freehold | Council Tax; Band E | Energy Performance Certificate; Rating F

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