



Castle Farm House

Backworth



SANDERSON
YOUNG





Castle Farm House Backworth

Stylish & Substantial Stone Built Detached Period Home
Boasting Four Bedrooms, Three Bathrooms, Two Generous
Reception Rooms, Contemporary Kitchen, Extensive Garden Plot
Measuring 0.3 Acre's, Triple Car Port & Stunning Mature Gardens!

This exceptional family residence is privately tucked off
Backworth Lane, on the edge of Backworth Village. The property
offers excellent access to great road and rail links and is
positioned close to Backworth Primary School, Northumberland
Park Metro Station and the A19 offering fantastic links into
Newcastle City Centre and to Whitely Bay and Tynemouth.

Price Guide:
Offers Over £625,000

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Offering exceptional countryside views to the front, the internal accommodation comprises: Entrance vestibule | Entrance hallway with staircase leading to the first floor | Full depth living room with lovely dual aspect views over the front and rear, newly installed electric fireplace and built in window seat | Equally as impressive dining room, again with dual aspect views, and feature log burning stove | Substantial kitchen which benefits from modern cabinetry/worktops, integrated appliances throughout and central breakfast island | Separate utility room and downstairs guest WC | Useful cloaks room which is a versatile space and could easily accommodate a study | Rear porch with access onto a useful store room.

The staircase then leads up to the first floor landing and gives access onto four bedrooms | The principal bedroom is a generous double room and boasts stunning views over the front of the property and enjoys access onto an immaculately appointed ensuite shower room/wc with three piece suite | Bedroom two is a further large double with access onto an ensuite shower room/wc | Bedroom three is a large double bedroom | Bedroom four is a smaller single bedroom | The family bathroom is accessed just off the landing and benefits from a three piece suite with shower over bath.



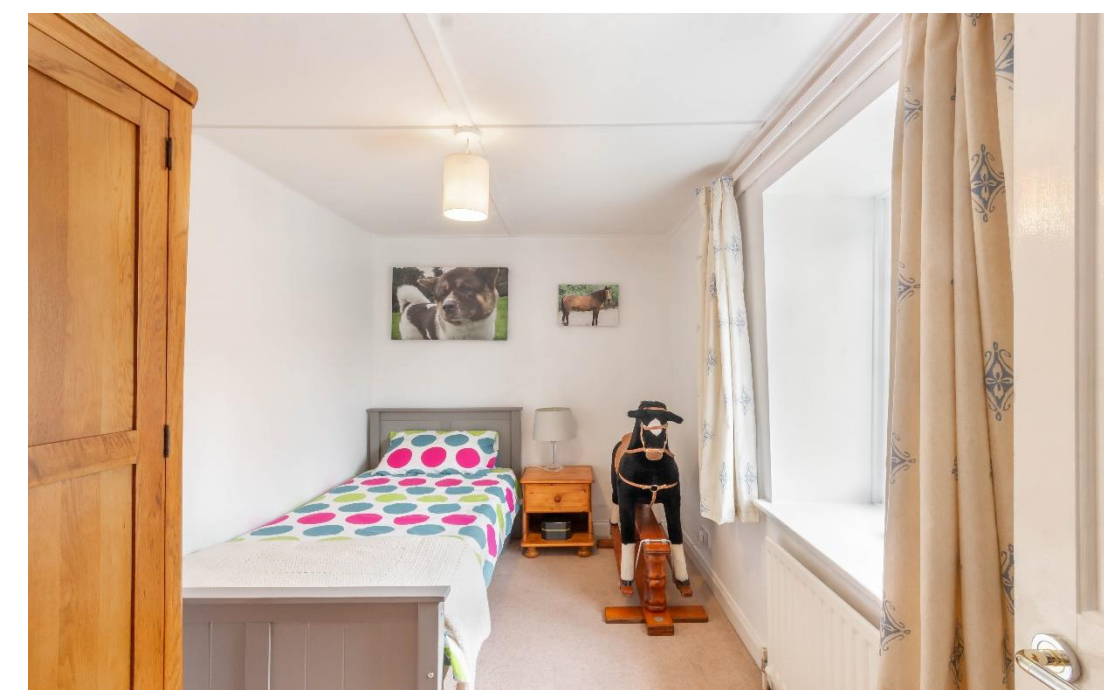
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Note : Plans are for illustration purposes only and are not to scale.
Plan produced using PlanUp.



Externally, the property is approached by a gravelled driveway with gated access and leads through to parking for several vehicles, including a recently added car port with undercroft parking for three cars | The plot measures approximately 1/3 of an acre, with the gardens wrapping around the property and are predominantly at the front and rear | The property enjoys fantastic views over the surrounding countryside to the front and great privacy to the rear, which is well protected from any surrounding properties | The rear gardens are predominantly south facing and are laid partially to lawn, offering access onto a summerhouse with decked terrace area to enjoy the sun throughout the day.

Having undergone significant renovation works by the current owners to a fantastic standard, Castle Farm House now offers a wonderful turnkey opportunity for any prospective purchasers, and early viewings are strongly encouraged to truly appreciate the quality and size of accommodation on offer!

Services: Mains gas, electricity, water & drainage | Tenure: Freehold | Council Tax: Band E | Energy Performance Certificate: Rating D



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