



Hepscott Burn, South Fields, Morpeth, NE61 2FW

Offers Over £450,000

Nigel @
Harpers property people powered by **exp** UK

Bedrooms: 4 | Bathrooms: 2 | Receptions: 2

This beautifully presented four-bedroom detached Radleigh style home, constructed by Barratt Homes, is set on the edge of the sought after South Fields development in Morpeth. Spanning two floors, the property offers well-planned accommodation with generous proportions and a natural flow between living spaces. Contemporary in design and enhanced by thoughtful upgrades from the current owners, it presents a functional yet inviting family home that is ready to move into.

On entering the property, a welcoming hallway gives access to a useful study ideal for home working, downstairs cloakroom, and a spacious lounge with a window to the front. To the rear lies the heart of this lovely family home, a bright and versatile open plan kitchen, dining and family area with French doors leading out to the garden. The kitchen area is fitted with a generous range of units and integrated appliances including a fridge/freezer, wine cooler, dishwasher, induction hob with extractor above, an electric fan oven, a washing machine and a useful understairs cupboard. A separate fitted utility room provides additional convenience and a door giving access to the driveway and garage.

Upstairs, the landing connects to four generously proportioned bedrooms, three with fitted wardrobes. The principal bedroom benefits from an en-suite shower room, while the remaining three bedrooms are served by a modern family bathroom.

The sellers have enhanced the property with stylish flooring upgrades, including laminate flooring through the kitchen, dining and utility areas, Amtico flooring in the cloakroom, bathroom, en-suite, and quality carpets to the remainder of the home. Venetian blinds are fitted throughout.

Externally, the rear garden has been landscaped to a high standard, featuring an extended patio with an additional seating area, double-boarded fencing with trellis for added privacy, pebbled sections to the side of the garage, and a variety of mature shrubs and trees. The front garden enjoys an open outlook, facing grassland and mature trees, with farmland stretching beyond creating a tranquil setting. To the side of the property is a detached double garage with power and lighting and a tarmac driveway providing off-road parking for up to four vehicles.

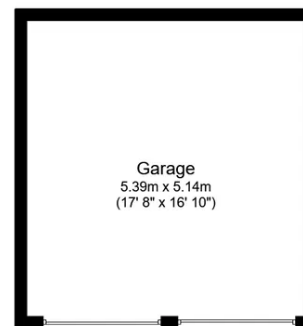
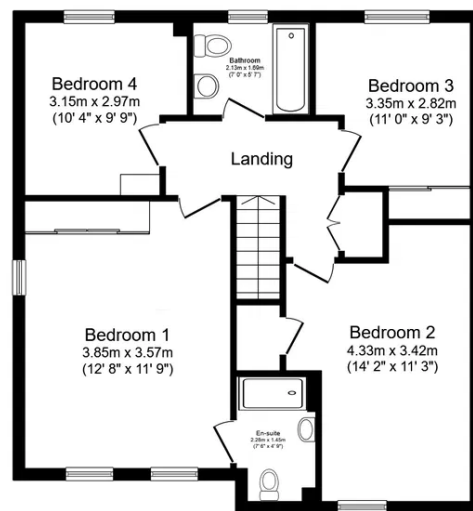
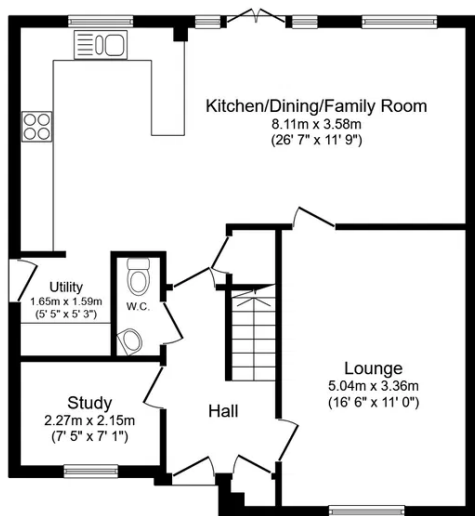
This is a superb opportunity to acquire a modern, upgraded family home in a popular location close to Morpeth's schools, shops and transport links.

The bustling and historic market town of Morpeth offers a vibrant mix of amenities, with a wide range of independent shops, high street retailers, cafés, pubs, and restaurants, as well as the popular Sanderson Arcade shopping centre. Schooling is excellent, with well-regarded first, middle, and high schools serving the area. The town also benefits from attractive parks, riverside walks, and leisure facilities. For commuters, Morpeth main line station provides direct rail connections to Newcastle, Edinburgh and London, while the A1 offers convenient road links across the region. Newcastle International Airport is also within easy reach.





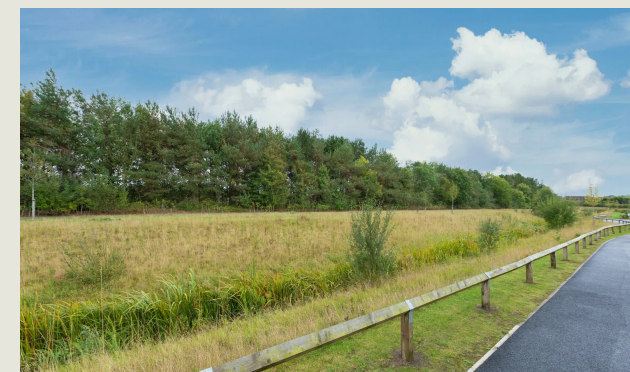




Total floor area: 163.6 sq.m. (1,761 sq.ft.)

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

Nigel
Harpers | exp uk
PROPERTY PEOPLE



Harpers Property People - Nigel Goodrum

07511 779 077

nigel.goodrum@exp.uk.com

<https://harpersproperty.com>