





ABOUT

Welcome to 12 The Oaks | A charming stone built family home within the desirable village of Matfen, offering modern open plan living with views over open countryside.

The property offers spacious and versatile accommodation throughout, with a lovely generous sized, light and airy sitting room with log burner. Both the dining room and sun room have access through double doors onto the patio area and rear garden.

The three double bedrooms have excellent built-in storage with en-suite facilities to the main bedroom. The fourth bedroom could equally be used as a home office/study.

Council Tax Band | F

EPC Rating | D 61

Services | Mains electric, water and drainage. Oil-fired central heating

Tenure | Freehold

PROPERTY FEATURES

Entrance Hallway | Downstairs WC | Inner Hall | Sitting Room | Garden Room | Dining Room | Kitchen | Utility Room

Principal Bedroom with En-Suite | 3 Further Bedrooms | Bathroom/WC

Driveway | Integrated Garage | Patio | Gardens











Outdoor Space

A block paved driveway leads to the integrated garage and front door, with parking for three cars. There is a generous garden area to the front of the property with a variety of mature trees and shrubs, and a raised patio area with space for a table and chairs, together with well maintained lawns to the rear.

Location

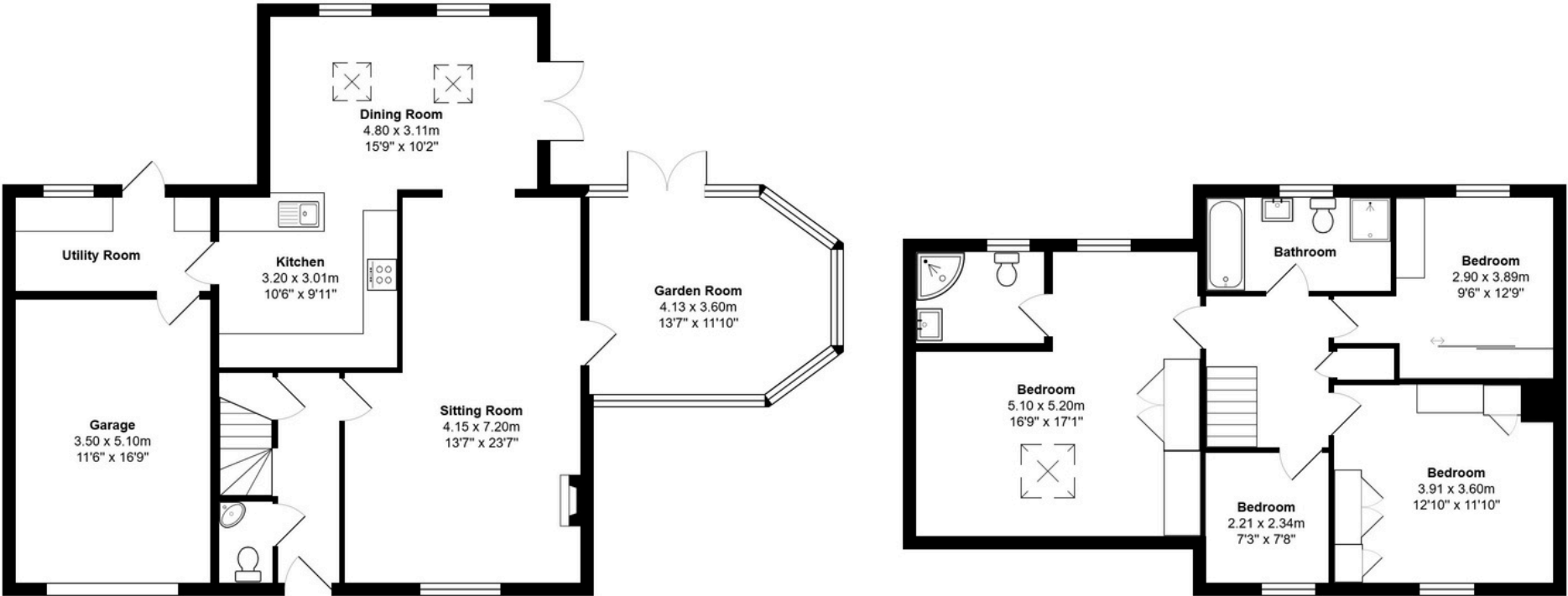
Matfen is a picturesque village with a village shop, cafe, village hall and cricket club. Matfen Hall Hotel, Golf and Spa is located at the edge of the village with its golf courses, swimming pool, spa and award winning restaurant. The village enjoys a rural aspect whilst being extremely accessible to Corbridge, Ponteland, Newcastle International Airport and Newcastle city centre.

There are many beautiful country walks straight from your door to explore.



Floorplans

12, The Oaks, Matfen, NE20 0TG



Total Area: 168.7 m² ... 1816 ft²
All measurements are approximate and for display purposes only






For further enquiries and to book a viewing please contact our office on |
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Property Address | 12 The Oaks, Matfen, Newcastle upon Tyne NE20 0TG

What3words | ///sulky.buying.tumblers

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