



3 The Old Orchard

Riding Mill, Northumberland, NE44 6ET

youngsRPS 

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Guide Price: £129,950

A well presented two-bedroom ground floor retirement apartment located in the popular village of Riding Mill in the Tyne Valley.

- Two-bedroom retirement flat
- Pleasant ground floor position
- French doors to gardens
- Private parking
- South facing aspect
- Pet restrictions
- Energy efficiency rating C

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Hexham - 01434 608980





DESCRIPTION

A well presented two-bedroom ground floor retirement apartment located in the popular village of Riding Mill in the Tyne Valley. The accommodation offers an entrance hallway with good storage cupboards leading to a single bedroom and double bedroom complimented by fitted wardrobe space and bathroom with shower over bath. A good-sized living room diner with patio doors leading out into a private area of the communal gardens. From the living room a door takes you into the kitchen with a variety of wall and floor units, integrated oven and hob and space for a fridge freezer and washing machine.

Externally the property benefits from its own private parking space as well as communal parking within the retirement complex. Communal gardens boasting shrubs, flowers and lawned areas are complimented by a private decking area directly in front of the patio doors.

LOCATION

Riding Mill is a popular village with many local amenities, it has excellent commuter links via road and rail with regular buses and train services along with easy access to the A69. The market town of Hexham is close by and is the amenity centre for the surrounding rural communities offering a variety of shops, services and social facilities.

SERVICES

Mains electricity, water, gas and drainage are connected. Gas fired central heating to radiators also supplying the domestic hot water.

CHARGES

Northumberland Council Tax Band B.

VIEWINGS

Viewing is strictly by appointment. Arrangements can be made by contacting Youngs RPS, Hexham on 01434 608980.

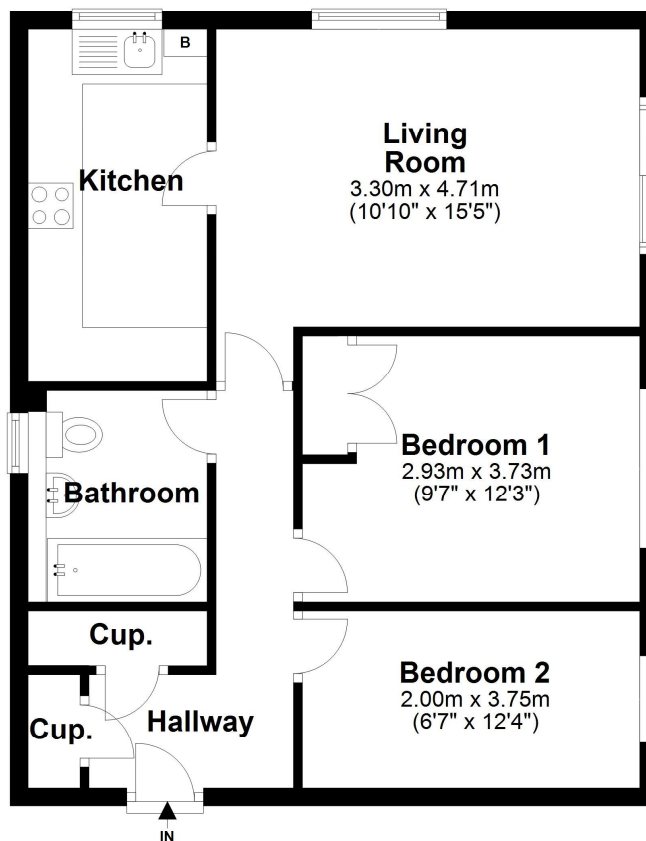
MARKET APPRAISAL

We would be pleased to provide professional, unbiased advice on the current value and marketing of your existing home.



Ground Floor

Approx. 57.3 sq. metres (617.0 sq. feet)



IMPORTANT NOTE: Consumer Protection from Unfair Trading Regulations 2008 and the Business Protection from Misleading Marketing Regulations 2008: We endeavour to make our sales particulars accurate and reliable. They should be considered as general guidance only and do not constitute all or any part of the contract. None of the services, fittings and equipment have been tested. Measurements, where given, are approximate and for descriptive purposes only. Boundaries cannot be guaranteed and must be checked by solicitors prior to exchange of contracts. Prospective buyers and their advisers should satisfy themselves as to the facts, and before arranging an inspection, availability. Further information on points of particular importance can be provided. No person in the employment of YoungsRPS (NE) Ltd has any authority to make or give any representation or warranty whatever in relation to this property.



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Hexham
Priestpopple, Hexham,
Northumberland, NE46 1PS
T: 01434 608980 / 609000
hexham@youngsrps.com

Newcastle
23 Grey Street,
Newcastle, NE1 6EE
T: 0191 2610300
newcastle@youngsrps.com

Alnwick
31-33 Bondgate Within,
Alnwick, NE66 1SX
T: 01665 606800
alnwick@youngsrps.com

Sedgefield
50 Front Street, Sedgefield,
Co. Durham, TS21 2AQ
T: 01740 622100 / 617377
sedgefield@youngsrps.com

Northallerton
80-81 High Street, Northallerton,
North Yorkshire, DL7 8EG
T: 01609 773004 / 781234
northallerton@youngsrps.com

Dumfries
Lochar House, Heathhall,
Dumfries DG1 3NU
T: 01387 402277
dumfries@youngsrps.com