

RICKARD

CHARTERED SURVEYORS & ESTATE AGENTS

ALDER CLOSE MORPETH NE61 1XH



- Refurbished Detached Bungalow
- Open Plan Lounge & Dining Area
- Detached Double Garage & Drive
- Council Tax Band: E
- Services: Mains GCH, Electric, Water, Drainage & Sewage

- Three/Four Bedrooms
- Corner Plot In Cul De Sac
- EPC: C
- Tenure: Freehold

Price £520,000

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An exceptional opportunity to acquire this beautifully refurbished detached bungalow, ideally situated in the highly sought after Allery Banks area of Morpeth. Thoughtfully updated by the current owners to a high standard, the property offers spacious and versatile accommodation suited to a variety of purchasers. Key upgrades include new double glazing, a stylish kitchen with integrated appliances, contemporary bathrooms including an en-suite, updated flooring and décor throughout, and new internal and external doors. The layout briefly comprises a welcoming entrance hall, an open plan lounge and dining area, well-appointed kitchen with separate utility room, an en-suite bedroom, second large reception room or bedroom, two further double bedrooms, and a modern family bathroom/WC.

Externally, the property is set within generous, established gardens that offer a good degree of privacy and are not directly overlooked. A detached double garage and a driveway provide ample off-street parking. Allery Banks is a quiet and desirable location within easy reach of Morpeth town centre, which boasts a wide range of shops, restaurants, cafés, and leisure facilities. The town also benefits from excellent transport links, including Morpeth Railway Station offering regular services to Newcastle, Edinburgh, London and beyond making it ideal for commuters. Rarely does a home of this quality and location come to the market; early viewing is strongly recommended.

ENTRANCE HALL

Entrance door to the side of the hall, double glazed window to the front, radiator and double doors to the living area and LVT flooring which is continued throughout the living areas.



OPEN PLAN LOUNGE AND DINING AREA



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LOUNGE

15'1" x 14'10" (4.61 x 4.53)

A spacious lounge area with double glazed window to the rear overlooking the rear garden, radiator and chimney breast with insets for an electric fire and TV.



ADDITIONAL IMAGE



DINING AREA

8'6" 15'3" (2.61 4.67)

Offset from the lounge, creating a designated dining area, radiator.



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ADDITIONAL IMAGE



KITCHEN

15'3" x 8'10" (4.65 x 2.71)

A modern kitchen fitted with a range of wall and base units with complimenting work surfaces and a sink drainer unit with mixer tap and integrated appliances to include a fridge and freezer, dish washer, wine chiller and a double oven, hob and extractor fan. Double glazed windows to the rear and side.



ADDITIONAL IMAGE



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UTILITY ROOM

Conveniently located off the kitchen with fitted base units and plumbing for washing machine. Double glazed window to side, radiator and external door to the side.



ENSUITE BEDROOM

12'3" x 10'1" (3.74 x 3.08)

A versatile room suitable for a variety of uses, it has double doors leading off the living area, LVT flooring, radiator and a double glazed window to the front.



ADDITIONAL IMAGE



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ENSUITE

Fitted with a wc, wash hand basin in vanity unit and a mains shower in cubicle. Heated towel rail and extractor fan.



SECOND RECEPTION ROOM/BEDROOM

A large room which would create a very spacious bedroom or as a second reception room as it is currently used as. Double glazed windows to the front and a radiator.



ADDITIONAL IMAGE



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BEDROOM TWO

11'9" x 12'9" maximum (3.60 x 3.91 maximum)

The current owners have chosen this as their main bedroom, with a double glazed window to the rear, radiator and built in storage.



ADDITIONAL IMAGE



BEDROOM THREE

8'11" x 10'3" including robes (2.72 x 3.13 including robes)

Another double bedroom with a double glazed window to the side, radiator and sliding door fitted wardrobes.



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ADDITIONAL IMAGE



BATHROOM/WC

Comprising of a wash hand basin in vanity unit, wc, panelled bath and mains shower in separate cubicle. Double glazed window to the rear, heated towel rail



EXTERNALLY

Set on a generous corner plot offering privacy with no through traffic and is not directly overlooked. It is surrounded by mature gardens with lawn, well-established planted borders, and patio area.



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ADDITIONAL IMAGE



ADDITIONAL IMAGE



ADDITIONAL IMAGE



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GENERAL INFORMATION

These particulars are produced in good faith, and are set out as a general guide only, they do not constitute part or all of an offer or contract.

The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. No apparatus, equipment, fixtures, fittings or services have been tested and it is the buyer's responsibility to seek confirmation as to the working condition of any appliances.

As the agent we have not sought to verify the legal title of the property and verification must be obtained from a solicitor.

Fixtures and fittings that are specifically mentioned in these particulars are included in the sale, all others in the property are specifically excluded.

Photographs are produced for general information and it must not be inferred that any item is included for sale within the property.

GARAGE AND PARKING

There is a detached, double garage with remote control door and access door to side, along with a double driveway for off street parking.

MATERIAL INFORMATION

Material information is no substitute for professional advice, and consumers should be aware that the information collected may not accurately reflect the full extent of the property condition which would be covered through a home survey.

Efforts have been made to ascertain as much information as possible with regard to material information, but this information is not exhaustive and cannot be fully relied upon, purchasers will need to seek further clarification from their legal advisor.

Electricity Supply -Mains

Water Supply - Mains

Sewerage - Mains

Heating - Mains Gas

Broadband Available - Yes - (Ofcom Broadband & Mobile Checker May 2025).

Broadband Type Highest available download speed Highest available upload speed Availability

Standard 16 Mbps 1 Mbps Good

Superfast 42 Mbps 7 Mbps Good

Ultrafast 1800 Mbps 220 Mbps Good

Mobile & Data - Limited with Three. Likely with EE, O2, & Vodafone (Ofcom Broadband & Mobile Checker May 2025).

Flood Risk - Rivers & Sea Yearly Chance of Flooding - Very Low Risk - Yearly Chance of Flooding 2036 & 2069 - Very Low Risk - (Gov.uk Flood Risk Checker May 2025).

Surface Water Yearly Chance of Flooding - Very Low Risk - Yearly Chance of Flooding 2040 & 2060 – Very Low Risk - (Gov.uk Flood Risk Checker May 2025).

Planning Permission - There is currently three active planning permissions for Alder Close. For more information please see – <https://publicaccess.northumberland.gov.uk/online-applications/simpleSearchResults.do?action=firstPage> (Checked May 2025).

Coalfield & Mining Areas - The Coal Authority indicate that this property is located on a coalfield. Your legal advisor will be able to advise you of any implications of this.

TENURE & COUNCIL TAX BAND

Freehold - We cannot verify the Tenure of the property as we do not have access to the documentation. Purchasers must ask their legal advisor to confirm the Tenure.

There are no estate charges payable for Alder Close.

Council Tax Band: E - Source gov.uk (Checked May 2025).

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MORTGAGES

Why not take the next step toward securing the best mortgage deal for you by booking an appointment with Brian Boland, our experienced Independent Mortgage Adviser at McKenzie Financial Services LTD?

With years of industry experience and a wealth of knowledge, Brian has helped countless customers save money and make confident, informed choices when it comes to their mortgage. Whether you're a first-time buyer, moving home, or looking to remortgage, Brian will provide tailored advice to suit your unique needs and guide you through the entire process from start to finish.

Let's work together to find the right mortgage solution for you—get in touch today and take that first step towards a better deal!

Please note:

Your home may be repossessed if you do not keep up repayments on your mortgage.

McKenzie Financial Services LTD will pay Rickard 1936 Ltd a referral fee upon the successful completion of any mortgage application.

FLOOR PLAN

This plan is not to scale and is for identification purposes only.

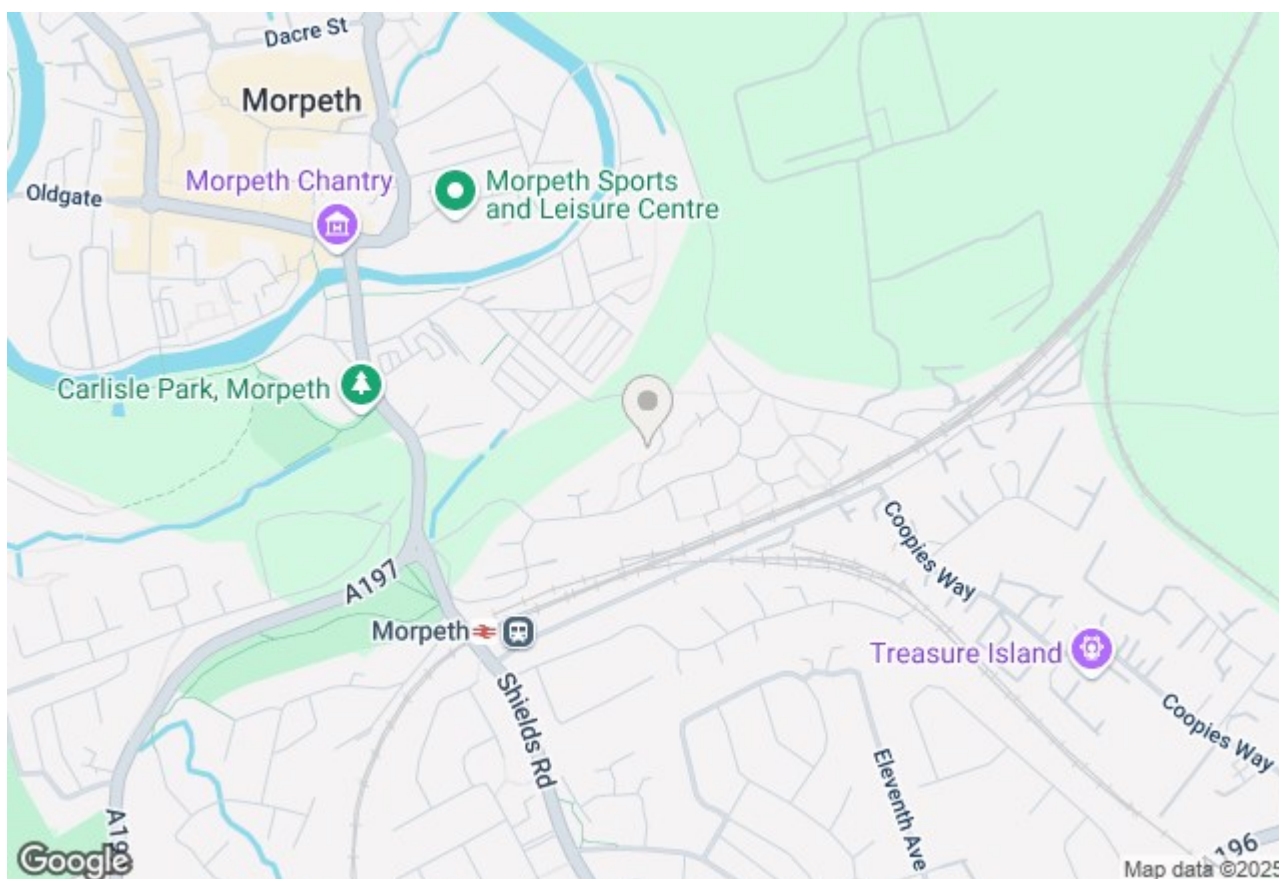
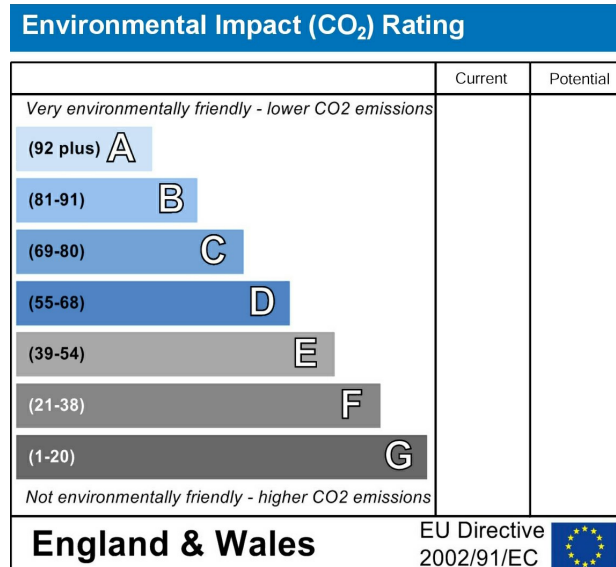
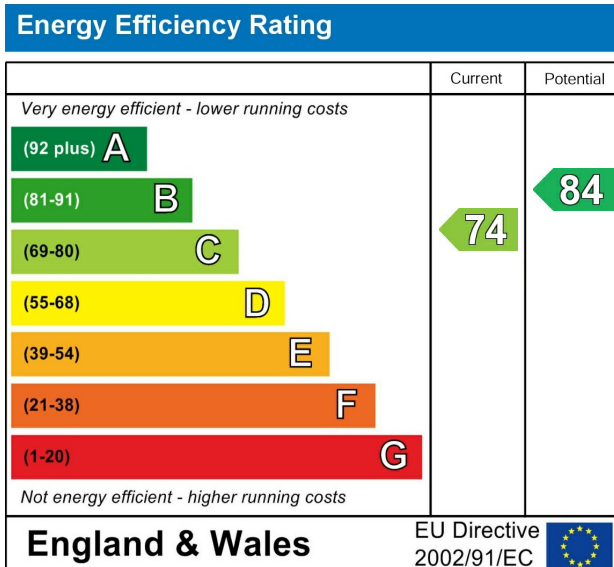
GOOGLE MAPS - GENERAL NOTE

If you are using Google Maps, satellite or Street View please be aware that these may not show any new development in the area of the property.

VIEWING ARRANGEMENTS

BY PRIOR ARRANGEMENT THROUGH OUR MORPETH OFFICE (01670) 513533

19E25AOAO



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