



Highmoor Morpeth

- Detached family home
- Four bedrooms
- Close to first school
- Walking distance to town centre
- Stunning views
- No onward chain

Asking Price: **£ 335,000**

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Highmoor, Morpeth

Very rarely found on the market, with a spectacular view to the rear, sits this impressive, four bed detached family home on Highmoor, Kirkhill. This property will attract a large amount of interest due to a huge amount of space internally to put your own stamp on plus a wonderful garden to the rear with uninterrupted views. Kirkhill is a very popular choice with families, not only due to its proximity to Abbeyfield's first school but also within walking distance to the historic town of Morpeth centre where you will find an array of local bars, restaurants, river walks and shopping delights to choose from.

The property briefly comprises: - Entrance porch and hallway, downstairs W.C, impressive lounge with floods of light due to the double aspect windows which make full use of the stunning garden views, separate dining room, fitted kitchen with an abundance of storage and a separate utility space.

To the upper floor of the accommodation, there are four spacious bedrooms all of which offer a view from every room and can be adapted to suit your family's needs. The family bathroom has been fitted with W.C., hand basin, bath and shower over bath.

Externally there is a garage with private driveway to the front, whilst to the rear there is a spectacular level grassed garden and patio which is fully enclosed and will be a real winner with those who enjoy outdoor living at its finest.

We anticipate interest will be high, call now to secure your viewing.

Lounge: 18'7 x 12'5 (5.66m x 3.78m)
Dining Room: 10'11 x 9'7 (3.33m x 2.92m)
Kitchen: 10'11 x 8'11 (3.33m x 2.72m)
Utility: 10'0 x 7'8 (3.05m x 2.33m)
W.C: 7'3 x 4'0 (2.21m x 1.21m)
Bedroom One: 12'11 x 11'0 (3.94m x 3.35m)
Bedroom Two: 11'0 x 9'0 (3.35m x 2.74m)
Bedroom Three: 11'0 x 9'4 (3.35m x 2.84m)
Bedroom Four: 9'9 x 7'10 (2.97m x 2.39m)
Bathroom: 7'10 x 5'6 (2.39m x 1.68m)

PRIMARY SERVICES SUPPLY

Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Mains gas
Broadband: None
Mobile Signal / Coverage Blackspot: No
Parking: Garage and driveway

EPC Rating: E
Council Tax Band: D

| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | |
| 69-80 | C | | 80 C |
| 55-68 | D | | |
| 39-54 | E | 50 E | |
| 21-38 | F | | |
| 1-20 | G | | |

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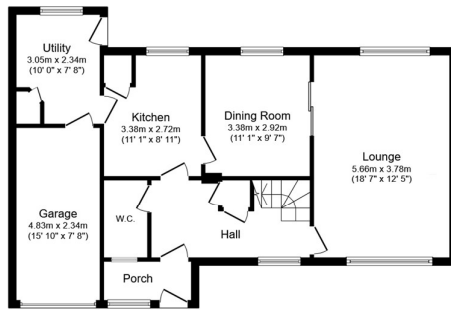
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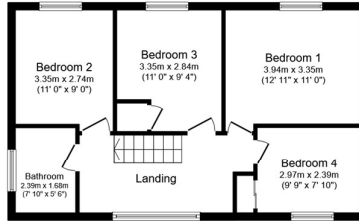
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Highmoor, Morpeth



Ground Floor



First Floor

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



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