



## South Road Longhorsley

- Detached Stone Built House
- Private Secret Garden
- Four Bedrooms
- Integral Garage
- Packed with Character and History
- Freehold

**Asking Price £329,950**

01670 511 711  
morpeth@rmsestateagents.co.uk

ROOK  
MATTHEWS  
SAYER

www.rookmatthewssayer.co.uk  
morpeth@rmsestateagents.co.uk

# South Road Longhorsley

With no upper chain, this beautifully presented, extensive four bed stone build, sits with pride on South Road, Longhorsley. The property boasts beautiful period features throughout with spacious bright and airy rooms to compliment. We are advised that the property is approximately 300 years old and has a range of uses over the years. Formally three houses, then two the property is now one detached dwelling. Once a bakery, this is where Emily Wilding Davison lived with her parents and the very house in which the suffragette left before going to the Epson Derby in 1913. A commemorative plaque is erected on the property to acknowledge. Longhorsley is a quaint village with a few local amenities to hand whilst Morpeth town centre is only a 7-mile drive where you will find an array of local bars, restaurants and shopping delights. The property is extremely convenient for those who need to commute with the A697 linking you to both Morpeth, Wooler, Coldstream and Alnwick.

The property was purchased by the current owners and has undertaken a full refurbishment throughout, comprising:- Entrance hallway, downstairs shower room, large bright and airy lounge with light laminate flooring and finished with a crisp white wall, impressive brand-new kitchen which has been fitted with a range of wall and base units, offering an abundance of storage. Appliances include electric oven and hob and dishwasher. To the back of the kitchen, you have a separate utility space, ideal for extra storage space.

To the upper floor of the accommodation, you have four generous bedrooms, all of which have been carpeted throughout and finished with modern décor. Two of the bedrooms also benefit from their own en-suite shower rooms. The family bathroom has been beautifully finished with W.C., hand basin, walk-in shower and separate bath tub.

Externally an integral garage is accessed via the rear lane, which now forms the utility room/storage. Common land parking at the rear. You have your own private secret garden to the rear which can be assessed from the utility across common land. This is a real winner.

Early viewings are recommended.

Lounge: 19'3 x 15'2	(5.87m x 4.62m)
Kitchen: 17'10 x 15'2	(5.44m x 4.62m)
Utility: 11'10 x 8'4	(3.61m x 2.54m)
Shower Room: 6'9 x 3'7	(2.06m x 1.12m)
Bedroom One: 17'9 x 11'9	(5.41m x 3.58m)
En-Suite: 6'3 x 4'9	(1.91m x 1.49m)
Bedroom Two: 13'9 x 8'7	(4.19m x 2.62m)
En-Suite: 8'7 x 4'6	(2.62m x 1.40m)
Bedroom Two: 13'3 x 9'9	(4.04m x 2.97m)
Bedroom Three: 15'7 x 11'9	(4.75m x 3.58m)
Bedroom Four: 13'2 x 12'3	(4.01m x 3.73m)
Bathroom: 12'3 x 5'8	(3.73m x 1.73m)

## PRIMARY SERVICES SUPPLY

Electricity: Mains    Water: Mains    Sewerage: Mains  
Heating: Electric  
Broadband: None  
Mobile Signal / Coverage Blackspot: No  
Parking: Integral Garage and Common Land Parking

## TENURE

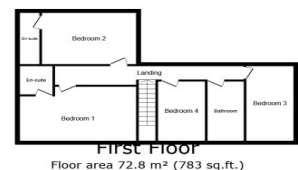
Freehold – It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser

The current Vendor will be installing two high heat retention storage heaters into the property which will take the energy rating to an E when completed and inspected.

EPC Rating: E

Council Tax Band: D

M00007335.AB.JD.11/06/2025.V.4



TOTAL: 145.6 m² (1,567 sq.ft.)

This floor plan is for illustration 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.co

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D		
39-54	E	48 E	
21-38	F		
1-20	G		

**Important Note:** Rook Matthews Sayer (RMS) for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and 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. RMS has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. RMS has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. No persons in the employment of RMS has any authority to make or give any representation or warranty whatever in relation to this property.

**Money Laundering Regulations** – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

16 Branches across the North-East

