



High Park Morpeth

- Spectacular Detached Bungalow
- No Onward Chain
- Three Bedrooms
- Stunning Rear Garden
- Highly Sought-After Location
- Private Driveway plus Garage

Offers In Excess Of £450,000

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High Park Morpeth

Very rarely found on the market, sits this spectacular detached bungalow, located on High Park which one of the most sought-after locations of Deuchar Park, Morpeth. The property boasts an elevated position, with spectacular views over the garden to the rear, whilst internally offering a vast amount of internal light and space with that overall Wow factor!! With no onward chain, we anticipate high levels of interest in this beautiful home.

The property briefly comprises:- Entrance hallway, downstairs W.C, impressive sized lounge which has a fabulous views over the gardens. The lounge has been fitted with carpets, finished with modern beige décor, leading seamlessly through to a large open plan kitchen/diner, which also offers direct access to the garden via sliding patio doors. The high spec kitchen has been fitted with a range of modern units, offering an abundance of storage and integrated appliances to include built in microwave, electric oven, induction hob, fridge/freezer and dishwasher. To the back of the kitchen, you further benefit from a large garage with electric shutter, ideal for extra storage.

To the opposite end of the living accommodation, you have three generous sized doubled bedrooms, all finished with modern décor, whilst the master bed has large fitted wardrobes, offering excellent storage and makes full use of the views to the rear. The modern family bathroom has been finished with W.C., hand basin, separate bath tub and walk-in shower.

Externally to front you have a private driveway to accommodate at least two cars plus a large garage with electric shutter door. To the rear you have a stunning garden which is currently split levels, laid to lawn with patio area. The garden will be a real winner with those who are green fingered or enjoy outdoor living at its finest.

Guaranteed to impress and with no onward chain, this is a must view!

Lounge: 32'8 x 14'2 (9.99m x 4.32m)
 Kitchen/Diner: 31'11 x 12'4 (9.48m x 3.76m)
 Garage/Utility: 18'1 x 12'2 (5.51m x 3.71m)
 W.C: 6'1 x 2'10 (1.85m x 0.64m)
 Bedroom One: 16'6 x 12'5 (Max Points) (5.03m x 3.78m Max Points)
 Bedroom Two: 13'10 x 11'10 (Max Points) (4.22m x 3.61m Max Points)
 Bedroom Three: 15'2 x 11'1 (Max Points) (4.62m x 3.38m Max Points)
 Bathroom: 10'9 x 8'7 (3.28m x 2.62m)

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Central Gas

Broadband: None

Mobile Signal / Coverage Blackspot: No

Parking: Private Driveway plus Large Garage

The sale of this Property is subject to Grant of Probate. Please seek an update from the Branch if you require any further information.

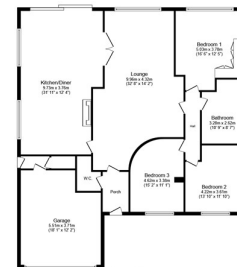
TENURE

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

EPC Rating: D

Council Tax Band: D

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Total floor area: 195.6 sq.m. (2,106 sq.ft.)
 This floor plan is for information purposes only. It is not intended to be used as a contract. The measurements are approximate. No guarantee is given as to the accuracy of the measurements. The area shown is only an estimate and does not form any part of any agreement. No liability is taken for any error. The floor plan is not a legal document. A legal deed may require a separate deed to be drawn up.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	64 D	
39-54	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.

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