



Station Cottages | Widdrington | NE61 5QJ

Offers In The Region Of £120,000

ROOK
MATTHEWS
SAYER



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Spacious Terraced Property

Three Bedrooms

Quiet Village Location

Modern Décor

Tastefully Decorated

Fully Enclosed Yard

Private Driveway

Freehold

For any more information regarding the property please contact us today

This deceptively spacious three bedroomed terraced property located on Station Cottages, Widdrington Station is guaranteed to impress! The property is situated on a quiet street and offers easy access to local amenities including a doctor's surgery, co-op and first school. The village is excellent for those who need to commute, as the A1 is around 3 miles away and is only a 15-minute drive to the hustle and bustle of Morpeth town. A ten-minute drive to Ashington gives access to the new rail service, which runs every half an hour to Newcastle Central Station. The gorgeous beaches of Druridge Bay and Cresswell are also ten minutes by car. Internally the property offers spacious rooms and modern décor throughout.

The property briefly comprises: Entrance porch, an inviting lounge which offers ample space. The lounge has been finished with wood flooring and neutral walls. This leads seamlessly into a separate dining area, where there is plenty of room for your dining room table and chairs. The kitchen is located to the rear of the property and has been fitted with a range of wall and base units offering excellent storage. Appliances include an electric oven, four ring gas hob and extractor fan. You further benefit from a downstairs W.C.

To the upper floor of the accommodation, you have three good sized bedrooms all of which has been carpeted. The third bedroom further benefits from a built-in wardrobe offering excellent storage. The family bathroom has been finished with W.C., hand basin, bath and shower over bath.

Externally, to the front of the property there is a private driveway which can accommodate one car. Whilst to the rear, there is a fully enclosed yard with handy outbuilding that has electric.

This could be a fantastic property for a first-time buyer or someone looking for a property within a highly requested area.

MEASUREMENTS

Porch: 6'06 x 9'86 (1.84m x 3.00m)

Lounge: 12'88 x 15'45 (3.86m x 4.67m)

Dining Room: 15'45 x 9'93 Max Points (4.67m x 2.97m Max Points)

Kitchen: 9'88 x 9'00 (2.95m x 2.74m)

W.C: 2'73 x 5'73 (0.83m x 1.74m)

Bedroom One: 13'18 x 8'64 Max Points (3.99m x 2.59m Max Points)

Bedroom Two: 6'45 x 10'02 (1.93m x 3.10m)

Bedroom Three: 6'81 x 5'16 (2.03m x 1.55m)

Bathroom: 5'25 x 8'81 Max Points (1.57m x 2.64m Max Points)

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: ADSL Copper Wire

Mobile Signal / Coverage Blackspot: No

Parking: Private Driveway

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: A

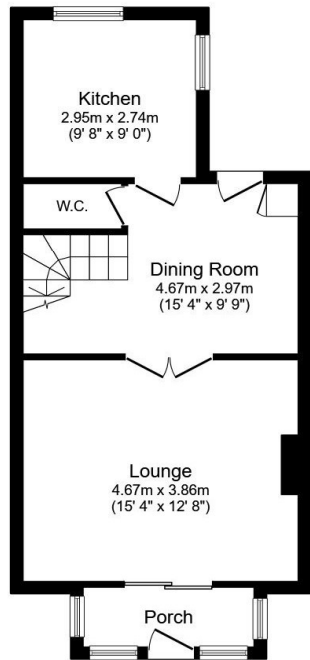
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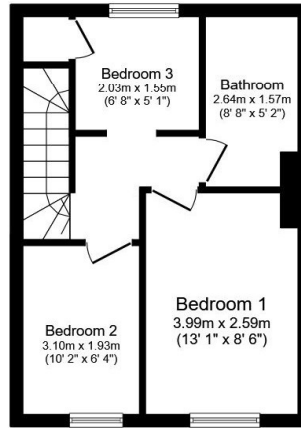
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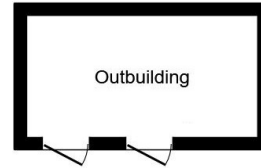
Ground Floor

Floor area 44.1 sq.m. (474 sq.ft.)



First Floor

Floor area 32.4 sq.m. (349 sq.ft.)



Outbuilding

Total floor area: 84.9 sq.m. (913 sq.ft.)

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

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		

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