

# SIGNATURE

## NORTH EAST

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 Mile Road, Morpeth NE61 5QW

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## Offers Over £425,000

Signature North East is delighted to present this unique 8-bed detached property, situated within a highly desirable area of Widdrington, Morpeth, on Mile Road. Originally built in 1926, the home is in need of some renovations but presents an amazing opportunity to create your dream home in a desirable area. The property offers substantial square footage, providing ample living space, and is situated on a generous 1/3 acre plot of land. It's a unique property with endless potential, perfect for those who relish in a project or looking for a spacious family home with plenty of character and charm.

Upon entering the home, you'll be greeted by a spacious hallway that provides access to the ground-floor rooms. The first room you encounter is the living area, designed to accommodate your desired furnishings. This space showcases an open fire with an exposed brick surround, adding to the character of the home. Next is the dining room which provides ample space for a family dining table and is bathed in natural light, courtesy of a large window that illuminates the space. Adding to its charm, there is a beautiful locally crafted internal stained glass window.

Connected to the dining room is a small hallway, conveniently linking it to the kitchen/diner through solid reclaimed saloon swing doors. This hallway also grants access to the staircase leading up to the first floor. The kitchen itself offers an abundance of storage space with its built-in units, along with a spacious pantry to keep everything organized. Additionally, the space is flooded with natural light thanks to the skylights. A standout feature of the kitchen is the impressive GODIN range, boasting gas hobs, a BBQ, a warming oven, and two additional ovens. Adjacent to the dining room is the utility room, a convenient space providing additional storage.

This home boasts a total of 8 bedrooms, each offering ample space and versatility to suit your needs. The master bedroom is conveniently located on the ground floor and features a connected ensuite with a walk-in round shower, w.c., and sink, as well as an adjacent dressing room. On the first floor, there are two vast bedrooms, as well as a convenient study space, giving you the flexibility to choose the perfect space for your individual needs.

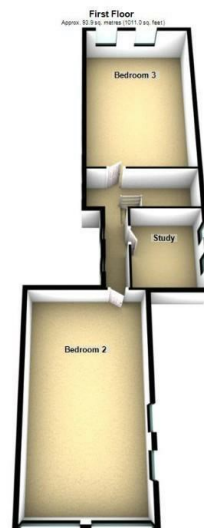
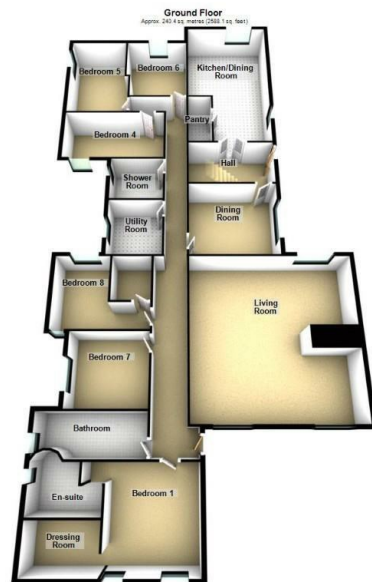
Completing the home are the final two bathrooms, both thoughtfully located on the ground floor for convenience. The main bathroom is a true centerpiece, featuring an antique free-standing cast iron bathtub. Additionally, the shower room offers a contemporary wet room shower.

Externally, the property boasts an expansive garden space. At the rear of the home, you'll find a beautifully maintained lush lawn area, adorned with a variety of fruit trees and shrubbery, creating a serene and inviting environment. Additionally, there is a charming barked space that serves as an idyllic setting for alfresco dining and relaxation during the summer months. Moving to the front of the property, you'll discover a generously sized graveled area that provides ample off-street parking for six or more vehicles. This practical feature is further complemented by a farm gate, ensuring both convenience and privacy.



PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.

# PROPERTY FLOORPLAN



Total area: approx. 334.4 sq. metres (3599.1 sq. feet)  
Please do not use the floorplan as the only means of measuring the area of the property. Measurements are only approximate.

## Measurements:

Living room  
23'4" x 23'2"

Dining room  
13'4" x 11'9"

Kitchen/diner  
13'4" x 23'7"

Pantry  
3'8" x 8'9"

Utility room  
8'2" x 8'11"

Shower room  
8'0" x 7'1"

Bedroom 1  
26'11" x 14'11"

Bedroom 2  
15'4" x 23'9"

Bedroom 3  
12'7" x 14'7"

Ensuite  
9'2" x 6'3"


Dressing room  
6'0" x 9'2"

Bedroom 4  
8'7" x 16'0"

Bedroom 5  
14'7" x 9'10"

Bedroom 6  
10'1" x 11'4"

## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	





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