



1 GLENDALE CLOSE ROTHBURY

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£350,000

GUIDE
PRICE

An exceptionally well presented detached bungalow situated in a quiet location and conveniently located behind Rothbury's High Street. All village services and amenities are within easy walking distance. The accommodation comprises Entrance Porch, Hall, Kitchen, Utility Room, Sitting Room with dual aspect windows, Dining Room, Conservatory, Principal Bedroom has an En-Suite with dressing Room, Two Further Bedrooms and Family Bathroom. Single garage and parking for 2/3 cars. Externally there are manageable wrap around gardens. The property is south facing and benefits from superb views towards the Simonside Hills.

Rothbury

Known as the 'Capital of Coquetdale' Rothbury is a small Northumbrian market town equidistant from the larger settlements of Alnwick and Morpeth. It still shows signs of prosperity as a late Victorian resort, brought about by the arrival of the railway, (now gone), and then influence of Lord Armstrong and Craggside. Facilities include First and Middle Schools, a library, art centre, a number of public houses/ restaurants, golf club, professional & medical services and a full range of local shops. The new Shell forecourt and shop in Thropton Village is but a mile away.

1 Glendale Close

The pedestrian approach can be from Back Crofts or the Narrow Nick it is a shortwalk from the centre of Rothbury, the Riverside, the shops and village amenities, vehicular access is from Gravelley Bank onto Hillside East, then via Simonside View.

The kitchen is modern and has fitted appliances including double electric oven with gas fired hob, integrated dishwasher and fridge with waste disposal unit.

Well proportioned bedrooms with fitted wardrobes. The principal bedroom has an en-suite shower room and dressing room.

Services

Mains electricity, water and drainage.
Gas-fired central heating . PVC double-glazed windows.

Postcode

NE65 7YZ

Energy Performance Certificate

Current Rating TBC

Local Authority

Northumberland County Council
Tel: 01670 627 000

Council Tax

The property is in Band E (£2,895.48 - 2024/25).

Tenure

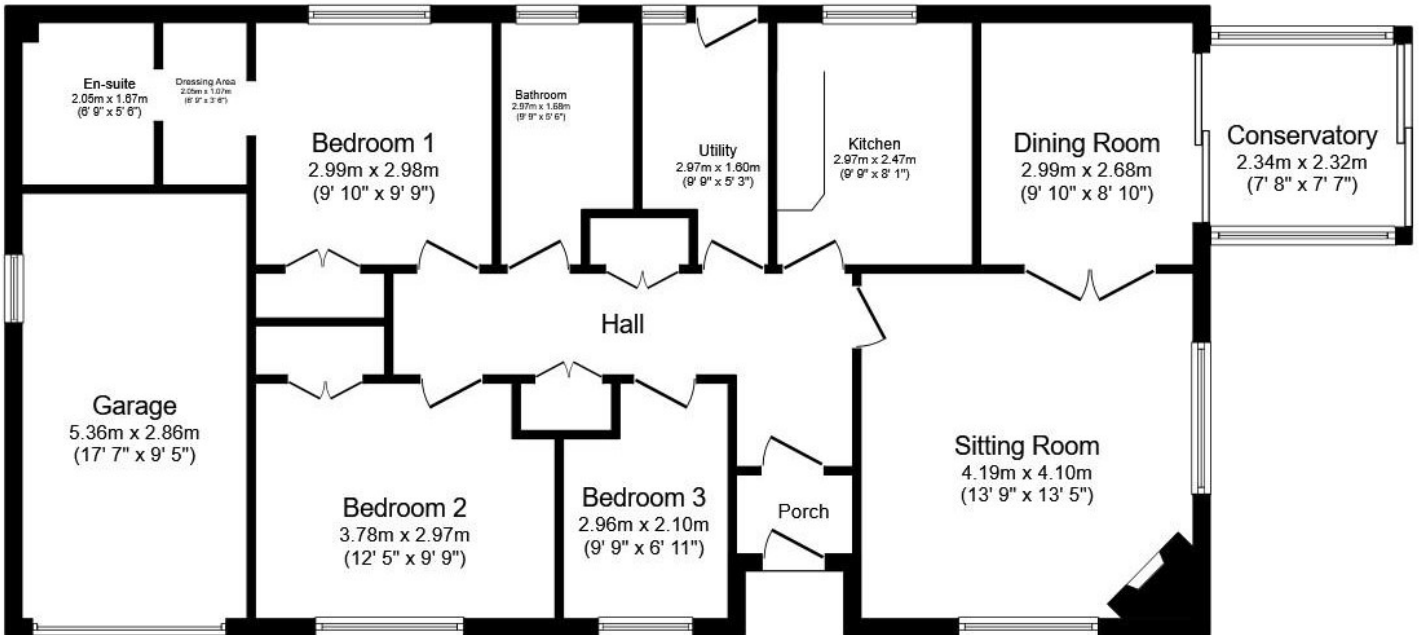
Freehold with vacant possession.

Viewing

Strictly by appointment with the selling agents.

Details Prepared July 2024
Property Reference APS 4556307

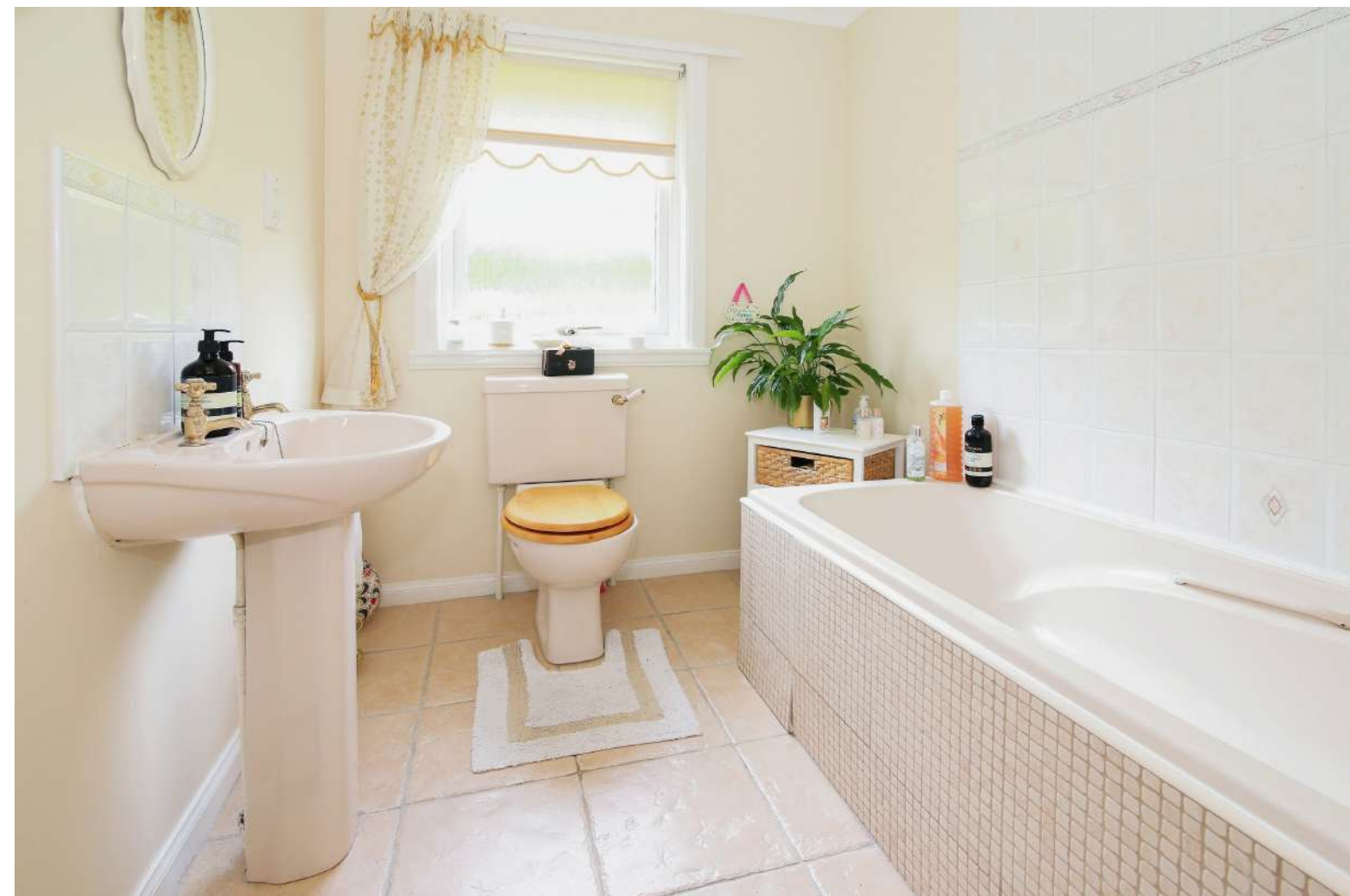


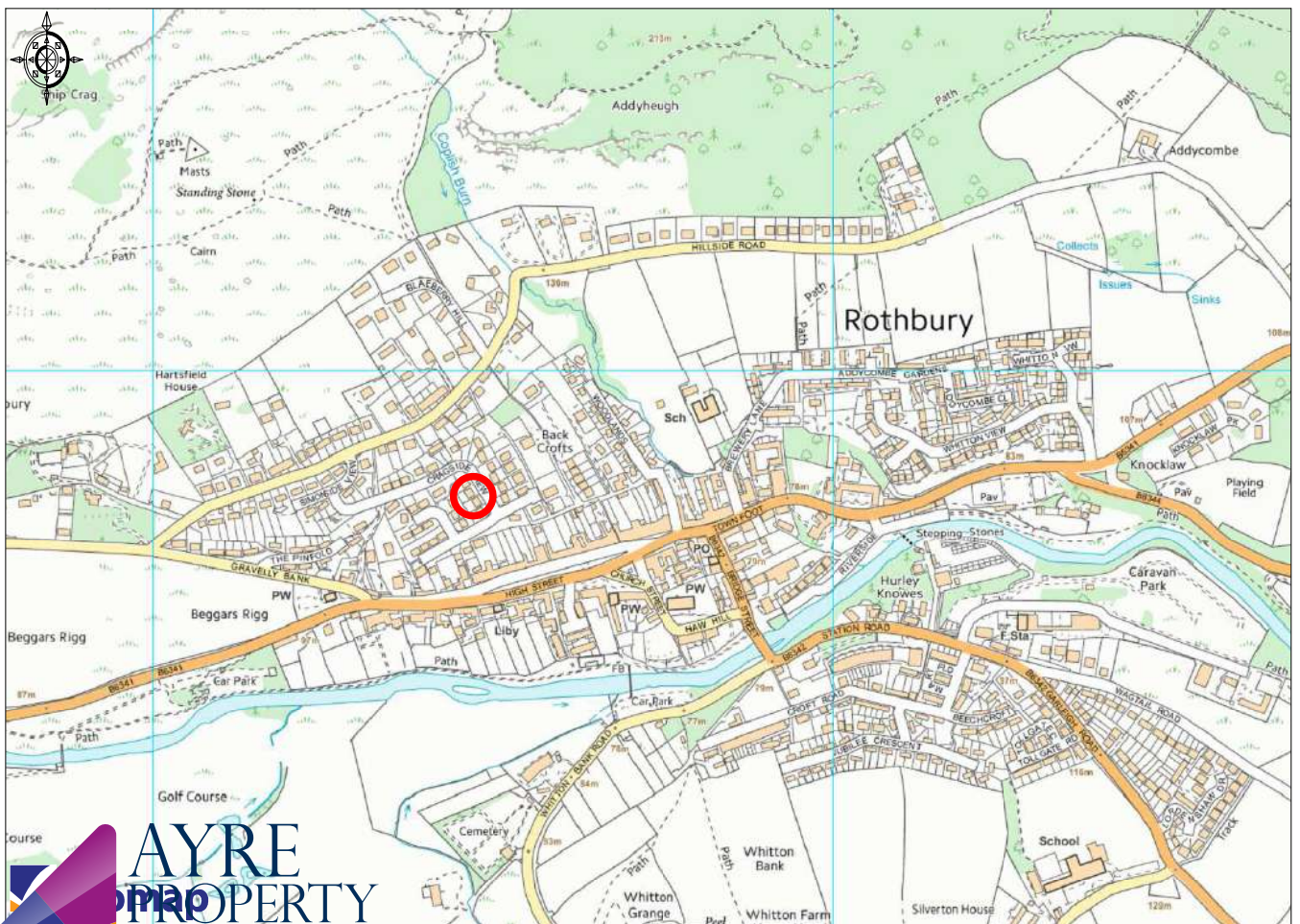


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