

SIGNATURE

NORTH EAST

OFFICIALLY RATED THE NO.1 ESTATE AGENT IN THE NORTH EAST





 Wilding Place, Morpeth NE65 8LB

Wilding Place, Morpeth NE65 8LB

Asking Price
£490,000

Signature North East are delighted to welcome to the market this impressive four-bedroom detached home, ideally located in the sought-after village of Longhorsley, Northumberland. Boasting a double-fronted design with charming bay windows, the property enjoys uninterrupted views across open fields to the front. Just 15 minutes from Morpeth town centre, residents will find a wealth of amenities nearby. Alnwick is only 20 minutes away, while the A1 is a five-minute drive, connecting you to Morpeth, Alnwick and Newcastle Upon Tyne. The property also falls within the catchment for the highly regarded King Edward VI School in Morpeth.

Upon entry, a welcoming hallway gives access to the main rooms and includes a useful under-stair cupboard. To the front, a bright living room features a large bay window and exposed brick fireplace with log burner. The heart of the home is the open-plan kitchen and dining area, designed to accommodate a large dining table, with French doors opening to the garden. The kitchen offers ample storage with stylish units, sleek worktops and integrated appliances including a fridge freezer, dishwasher, oven, hob, microwave and wine cooler. An adjoining family room also has patio doors to the garden, while a utility and downstairs W.C. sit adjacent. Completing the ground floor is a versatile additional reception, currently a study.

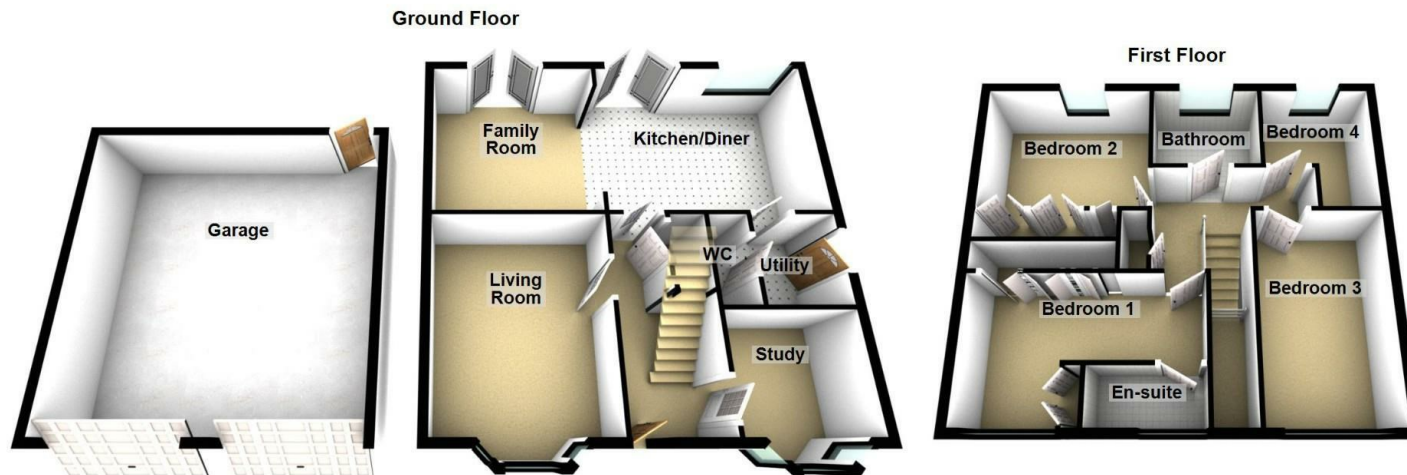
Upstairs offers four bedrooms, bedrooms one, two and three easily accommodate a king-sized bed, with the main bedroom enjoying fitted wardrobes and a private en-suite. Bedroom two also benefits from fitted wardrobes, while bedroom four provides space for a single bed and furnishings. Bedrooms one and three benefit from views across the open fields to the front of the property. A family bathroom completes the floor, fitted with a bathtub and overhead shower, hand basin and W.C.

Externally, the home boasts a generous rear garden laid mainly to lawn, with patio areas ideal for outdoor seating. To the side of the property, a double driveway offers off-street parking and access to a double garage, providing excellent storage



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

PROPERTY FLOORPLAN



Total area: approx. 163.9 sq. metres (1764.3 sq. feet)

Measurements:

Living Room
14'4" x 11'8"

Family Room
11'6" x 11'3"

Kitchen / Diner
11'6" x 15'1"

Study
7'8" x 8'5"

Utility
5'6" x 6'4"

WC
2'6" x 6'3"

Bedroom One
8'9" x 15'3"

En - Suite
7'4" x 3'11"

Bedroom Two
9'1" x 11'5"

Bedroom Three
13'5" x 8'9"

Bedroom Four
9'2" x 8'3"

Bathroom
5'10" x 7'4"

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		92
(81-91) B	82	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	





More 5 Star Customer Reviews than any other Agent based in the North East on allAgents.co.uk



SALES

LETTINGS

FINANCE

LAW

WE COVER THE WHOLE OF THE NORTH EAST

Whitley Bay
0191 251 3344

Cramlington
01670 897 213

Tynemouth
0191 296 6689

Morpeth
01670 513 966

Ponteland
01661 820 082

Wallsend
0191 432 4151

Alnwick
01665 511 800

Heaton
0191 432 4275

Forest Hall
0191 266 9966

Other locations
0191 640 3523

Newcastle
0191 640 2284

Durham
0191 303 8252

Gosforth
0191 640 3523

Sunderland
0191 543 6390

Whickham
0191 432 5102

Gateshead
0191 432 4294

Jesmond
0191 281 1037

Killingworth
0191 640 3602

Ryton
0191 413 9845

Head Office &
Lettings
0191 253 4815

*Highest recommended 5-star reviews than any other Estate Agent based in the North East on allAgents.co.uk - The UK's Largest Customer Review Website for the Property Industry & Awarded Best Estate Agency 2018 & 2019 - North East England by SME News