



Jobling Crescent | Morpeth | NE61 2RY

Asking Price £175,000

RMS | Rook
Matthews
Sayer



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Fabulous Semi Detached Home

No Onward Chain

Three Bedrooms

Close Proximity to Morpeth Centre

Sought-After Location

Enclosed Rear Garden

Bright and Spacious Rooms

Freehold

For any more information regarding the property please contact us today



T: 01670 511 711

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No onward chain! This three-bed semi-detached property is located on Jobling Crescent, Morpeth. The property is in an extremely sought-after location with families, not only due to being within walking distance to Stobhill County First School and Morpeth train station, but its proximity to Morpeth Town Centre, where you will find an array of local bars, restaurants, weekly town markets and fabulous river walks. Internally the property offers a vast amount of space with scope to put your own stamp on your new forever home!

The property briefly comprises:- Entrance hallway, a spacious and inviting reception room, which offers views over the front garden. The lounge has been fitted with light grey carpets and finished with neutral colours. There is a separate dining area, which offers views over the rear garden and is a great space for families for ample room for your dining 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 an abundance of storage. You further benefit from a separate utility room and downstairs W.C.

To the upper floor of the accommodation, you have three good size bedrooms, two doubles and one single. All bedrooms have been carpeted and the second bedroom benefits from built in wardrobes. The family bathroom has been fitted with a basin, W.C., bath and shower over bath.

Externally, the front garden is low maintenance gravel garden. Whilst to the rear, there is a fully enclosed garden that has been laid lawn and has that all important South Westerly aspect. The garden will be a real winner for those who worship the sun!

With no onward chain, we anticipate interest levels to be high so call now to organise your viewing.

MEASUREMENTS

Lounge: 12'11 x 13'5 (3.94m x 4.09m)
Dining Room: 9'11 x 13'5 (3.02m x 4.09m)
Kitchen: 10'11 x 14'2 Max Points (3.33m x 4.32m Max Points)
Utility Room: 6'0 x 6'5 (1.83m x 1.96m)
W.C: 2'8 x 5'6 (0.85m x 1.70m)
Bedroom One: 12'0 x 12'3 (3.66m x 3.73m)
Bedroom Two: 9'2 x 12'0 Max Points (2.79m x 3.66m Max Points)
Bedroom Three: 7'7 x 9'0 (2.31m x 2.74m)
Bathroom: 7'6 x 5'6 Max Points (2.29m x 1.68m Max Points)

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: ADSL Copper Wire

Mobile Signal / Coverage Blackspot: No

Parking: On Street Parking

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.

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

EPC Rating: TBC

Council Tax Band: B

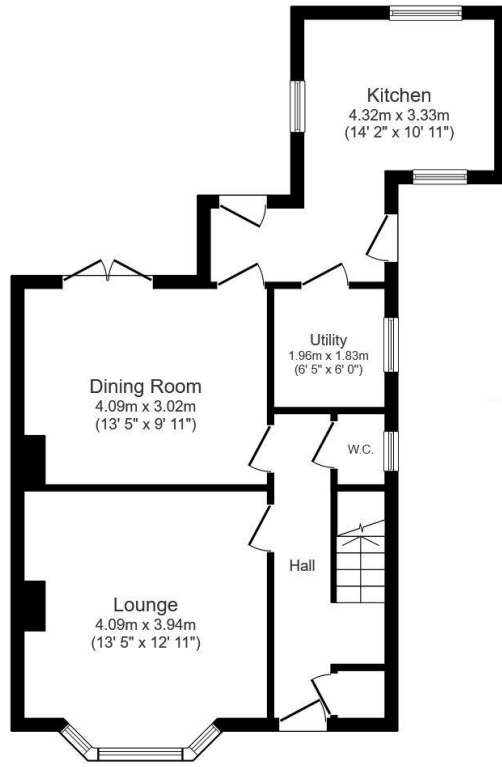
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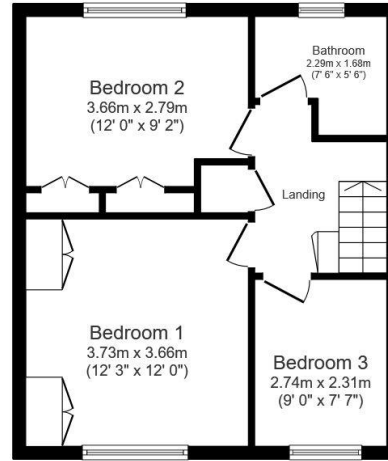
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Ground Floor



First Floor

Total floor area: 97.1 sq.m. (1,045 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

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.

