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The Cottage, Park Village



An utterly charming and deceptively spacious two bedroom Grade II listed stone cottage occupying a central position in Park Village. The accommodation dates to 1836 and retains a wealth of character features throughout. The rooms include: entrance lobby, lounge-diner, kitchen, bathroom and two double bedrooms. In addition is staircase access to a boarded attic. Externally is an enclosed lawned cottage garden with established plantings, along with outhouse and shed storage and a rear hard-standing area. The location is well placed for access to the A69 and neighbouring amenities. Viewings are highly recommended.

OIRO £160,000

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Property Ref: 3446





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Entrance Lobby

Stairs to first floor, Wood laminate floor, Built in meter cupboard.

Lounge/Diner 16'10" by 16'11" (5m 13cm x 5m 16cm)

Multi fuel stove in Inglenook surround, Cupboard under stairs, Georgian bar sash window, Single glazed window.

Kitchen 10'1" by 5'8" (3m 7cm x 1m 73cm)

Range of wall and floor units with laminate worktop surfaces over, Electric cooker point, Extractor hood, Sink and drainer unit with mixer tap, Double glazed window, Integrated washing machine, Integrated fridge, Night storage heater, Laminate floor, Door to rear external.

Bathroom 4'9" by 10'0" (1m 45cm x 3m 5cm)

Bath with shower head attachment, Wash hand basin, WC, Night storage heater, Tiled floor, Double glazed window, Electric under floor heating.

Landing

Single glazed Georgian Bar window.

Bedroom One 16'6" by 8'9" (5m 3cm x 2m 67cm)

Night storage heater, Double glazed sash window, Exposed beams.

Bedroom Two 11'3" by 7'2" (3m 43cm x 2m 18cm)

Wooden floor, Night storage heater, Double glazed sash window, Exposed beam, Walk in cupboard (with single glazed window).

External

Enclosed lawned cottage style gardens Outhouse storage, Shed storage, Stone outhouse, Hard standing area.

Disclaimer

These particulars are intended to give a fair description of the property but their accuracy cannot be guaranteed, and they do not constitute an offer of contract. Intending purchasers must rely on their own inspection of the property. None of the above appliances/services have been tested by ourselves. We recommend purchasers arrange for a qualified person to check all appliances/services before legal commitment.

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