

Guide Price £649,500 EPC Rating E|44

ANTON ESTATES
SALES & LETTINGS

Deneburn House, Wark, Hexham, NE48 3DG



PROPERTY SUMMARY –





A handsome and distinctive Victorian country house, Deneburn House occupies an elevated and private position on the outskirts of Wark, enjoying beautiful views across the Tyne Valley. Originally built in 1855 as a hunting lodge for a Newcastle doctor, the property retains a wealth of charming period features, including decorative cornicing, original shutters, traditional fireplaces and oak flooring.

The generous accommodation offers four bedrooms, two elegant reception rooms and a spacious dining kitchen, complemented by a utility/shower room and family bathroom. Set within approximately 1¼ acres of private grounds, the property enjoys established gardens, mature trees, a paddock and a small area of woodland. A sheltered stone-walled courtyard, substantial gravel driveway and detached double garage further enhance the setting.

An exciting feature is the benefit of live planning permission for a substantial rear extension, offering scope to create an even more impressive family home. There is also the opportunity to acquire up to a further 9 acres of land by separate negotiation.

Combining Victorian character, generous grounds and exciting potential, Deneburn House presents a rare opportunity to acquire a distinctive country home in a particularly attractive Tyne Valley setting.

Please note that one of the vendors is an employee of Anton Estates.

4 Bedrooms

Edge of Village location

2 bathroom

Up to 9 acres of land

Substantial Driveway

Period Features











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PROPERTY SUMMARY





Mileages

Hexham 11 miles	**Bellingham** 5.5 mile
Newcastle Airport 27 miles	**Wark** 0.1 miles

Services

Utilities
Mains electric, water & drainage, oil central heating

EPC
Rating | E 44

Tenure
Freehold

Council Tax
Band E

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PROPERTY FLOOR PLAN –

Deneburn, Wark, Northumberland, NE48 3DG



Total area: approx. 200.7 sq. metres (2160.1 sq. feet)

Not to scale



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what3words/torches.roaming.bleaching

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