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📍 Southfields, Morpeth NE65 9FJ

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**Asking Price
£390,000**

Signature North East are delighted to welcome to the market this well-presented four-bedroom semi-detached home, ideally situated within the desirable village of Acklington. Occupying an enviable position in a peaceful semi-rural setting, the property offers the perfect balance of countryside living and excellent connectivity. With easy access to the A1 and Acklington Train Station, and just a short drive from the bustling harbour town of Amble, the stunning beaches of Druridge Bay, and the historic villages of Warkworth and Alnwick, this home is perfectly suited to families, professionals and those seeking the Northumberland lifestyle.

Stepping inside, you are welcomed by a central hallway providing access to a convenient ground floor W.C. The living room offers ample space for a variety of furnishings and flows seamlessly into the kitchen/diner, creating an ideal space for both everyday living and entertaining. The dining area comfortably accommodates a family table, while the breakfast bar provides additional seating and incorporates an integrated hob. The kitchen is fitted with a range of attractive wall and base units, integrated appliances and elegant French doors opening onto the rear garden. A practical utility room, complete with fitted units, leads directly to the integral garage.

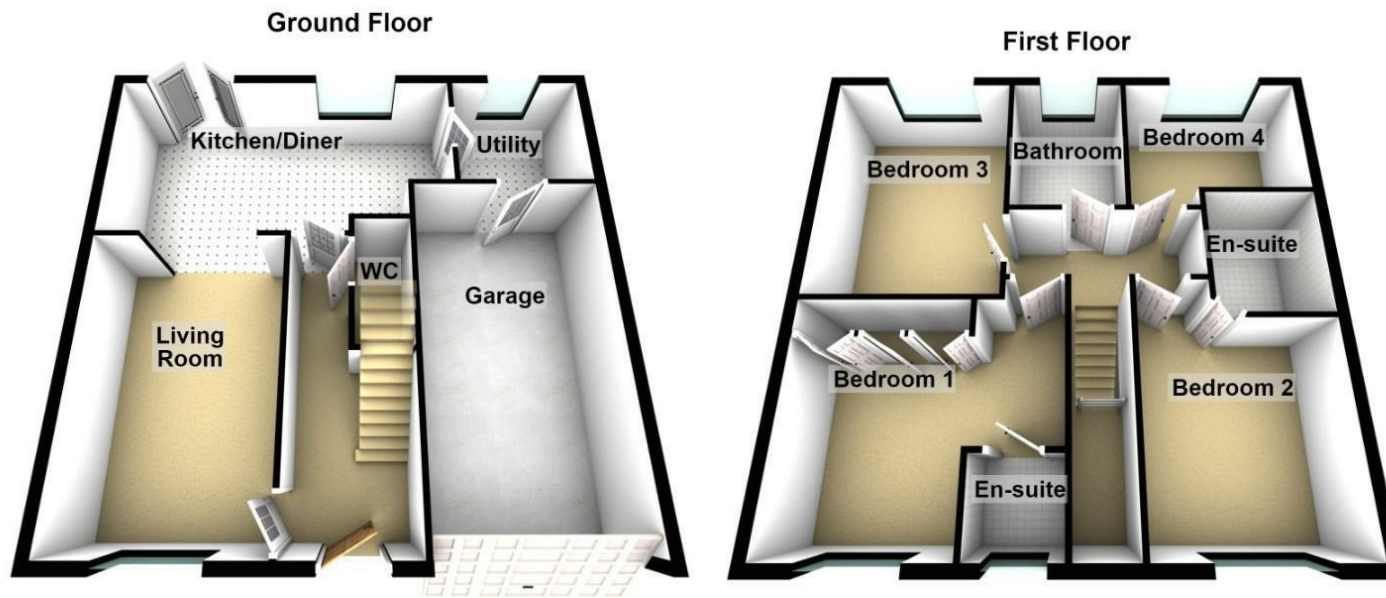
To the first floor are four bedrooms. Bedrooms one and two are both generously sized, comfortably accommodating either a king-sized or double bed alongside additional furnishings. The principal bedroom further benefits from fitted wardrobes, while both the principal and second bedrooms enjoy the convenience of private en-suites, each complete with a shower, hand basin and W.C. Bedroom three is a particularly spacious double bedroom, offering ample room for additional furnishings, while bedroom four can also accommodate a double bed with additional furnishings, and is currently utilised as a home office. Completing the first floor is the family bathroom, fitted with a bathtub, separate shower, hand basin and W.C.

Externally, the property boasts a generous rear garden featuring ample patio area, perfect for outdoor furniture. To the front, a large driveway provides off-street parking for two vehicles, completing this fantastic family home.

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



PROPERTY FLOORPLAN



Total area: approx. 145.1 sq. metres (1561.7 sq. feet)

Measurements:

Living Room
16'3" x 10'7"

Kitchen / Diner
10'5" x 20'3"

Utility
7'8" x 7'1"

WC
3'1" x 7'4"

Bedroom One
12'7" x 14'1"

En Suite
4'7" x 4'8"

Bedroom Two
10'5" x 13'8"

En Suite
6'2" x 7'4"

Bedroom Three
10'4" x 14'7"

Bedroom Four
10'5" x 7'8"

Bathroom
7'3" x 9'1"

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		93
(81-91) B	84	
(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
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