BRUNTON

RESIDENTIAL



TRANWELL WOODS, MORPETH, NE61

Guide Price £2,300,000

BRUNTON

RESIDENTIAL








HOME



BRUNTON

RESIDENTIAL



BRUNTON

RESIDENTIAL



Brooklands provides one of the region's most distinguished, detached residential homes. This substantial and impeccably designed family home is perfectly situated within the desirable Tranwell Woods, Northumberland.

This imposing and immaculately presented residence offers versatile living space, which extends to approximately 14,00 Sq ft, and is set within beautifully landscaped private grounds. Nestled within an exclusive and prestigious suburb, this superb detached residence is ideally suited for those seeking refined and private living.

This truly unique modern property offers multiple reception rooms, an impressive 39ft open plan kitchen/dining and family space, private landscaped grounds and luxury features throughout. Set behind electronic entrance gates and placed on a secluded 0.8-acre plot, this wonderful detached home offers a luxury lifestyle and is placed all within easy reach of primary transport links and excellent local amenities.

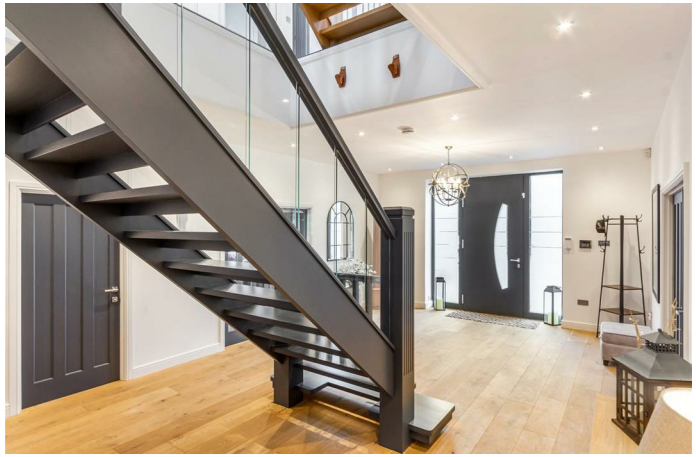
Tranwell Woods is highly regarded as one of Northumberland's most exclusive private communities—just minutes from the thriving market town of Morpeth, with its excellent schooling, independent shops, cafes, and direct trains to London & Edinburgh. The A1 is also found close by, and is within easy reach for direct access into Newcastle City Centre, Durham and throughout the region.

BRUNTON

RESIDENTIAL









BRUNTON

RESIDENTIAL

The internal accommodation comprises: Double doors lead into a grand central reception hall which immediately captures attention, with its bespoke central staircase and expansive double-height ceiling. The hallway also provides a ground floor guest cloakroom with WC.

An elegant double-aspect drawing room is located to the left of the hallway, and is perfectly suited for relaxation, boasting a beautiful gas-effect fireplace and an abundance of natural light. To the right of the hall, double doors lead into a second reception room which is currently set out as a versatile playroom.

To the rear of the ground floor, is an impressive kitchen/dining and family space, where a stunning U-shaped island takes centre stage, accompanied by a five-door Aga and an array of modern integrated appliances. The seamless transition to the expansive granite entertaining terrace is facilitated by wraparound bi-fold doors, creating an ideal setting for alfresco dining and effortless entertaining. The formal dining room is accessed from the kitchen area and provides a refined space, distinguished by wood-panelled walls and glazed doors that lead out to the beautifully manicured rear gardens.

Adjacent to the kitchen is a superb leisure complex, which is a true sanctuary, featuring a state-of-the-art indoor heated swimming pool, two luxurious shower rooms, and ample space for entertaining with friends and family. The leisure suite also provides bi-folding doors that open onto the private terrace and gardens.

The principal bedroom suite is a serene retreat, complete with a spacious dressing room, a sumptuous en-suite bathroom, and patio doors that lead out to a south-facing balcony offering breathtaking views. Three further bedrooms, each with its own en-suite bathroom, provide generous proportions and comfort. These bedrooms feature dressing rooms with fitted wardrobes and storage space, as well as fully tiled en-suite bathrooms with freestanding baths and elegant walk-in showers.

The cinema/games room is an exceptional space for entertainment, boasting an artificial grass floor and exposed beams. The adjacent office is perfectly suited for working from home, with a wood floor and exposed brickwork. Additional bedrooms on this floor offer ample space and comfort, with access to Jack 'n' Jill shower rooms and storage cupboards.

The studio annexe situated above the garage offers versatility, whether utilised as an office, study, or a teenager's den. The open-plan living room/bedroom features a kitchen area with cabinets and a sink, as well as a separate shower room.

The beautifully maintained gardens and grounds provide a secluded haven, complete with a granite terrace, a covered seating area, a pizza oven, and a hot tub. The triple garage features power and lighting, with individual remote control up-and-over doors. The tarmac driveway provides parking for multiple vehicles, with external lighting and a sliding electronic secure entrance gate.

This magnificent property embodies the essence of luxury living, with its stunning design, cutting-edge technology, and breathtaking surroundings and early viewings are deemed essential.





BRUNTON
RESIDENTIAL

TENURE : Freehold

LOCAL AUTHORITY : Northumberland CC

COUNCIL TAX BAND : H

EPC RATING : B

