



Caldburne Drive | Morpeth | NE61 2FS

Offers Over £430,000

RMS | Rook
Matthews
Sayer



4



2



3

Stunning Detached Home

Bright & Airy Rooms

Four Bedrooms

Beautiful Enclosed Garden

Highly Desirable Location

Driveway & Garage

Modern Decor

Freehold

For any more information regarding the property please contact us today



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Stunning four-bedroomed detached family home which boasts a fantastic position, whilst internally offering that overall Wow factor!! The property sits on Caldburne Drive which is a highly requested area in Loansdean, due to its proximity to not only Morpeth First School, but is also within walking distance to Morpeth town centre where you have an array of local bars, restaurants and shopping delights to choose from. Internally the property has been finished to a high standard with high end fixtures and fittings which are evident throughout.

The property briefly comprises:- Entrance hallway, downstairs W.C, large bright and airy lounge, with floods of natural light. The lounge has been finished with light grey carpet and neutral modern décor. The open plan kitchen diner area is a great space for families with ample space for your dining table and chairs. The high spec kitchen has been fitted with double oven, four ring gas hob and integrated fridge/freezer. To the side of the kitchen there is an additional family area, which is currently used as a play room and benefits from views over the rear garden that can be accessed by the double patio doors. You further benefit from a separate utility area.

To the upper floor of the accommodation, you have four generous sized bedrooms, two which are very large doubles, both of which have their own en-suite shower rooms, whilst the main bedroom has large fitted wardrobes, offering excellent storage. All bedrooms have been carpeted throughout and finished with modern décor. The family bathroom has been finished to an excellent standard fitted with W.C., hand basin and bath.

Externally to the front, you have a private driveway which can accommodate several cars, with additional on street parking available plus a garage with an EV charging point. To the rear, you have a fully enclosed and beautifully presented level garden which has been laid to lawn with patio area, which is ideal for those who enjoy outdoor living.

Guaranteed to impress, this is a must view!

MEASUREMENTS

Lounge: 15'01 x 11'03 (4.59m x 3.43m)
Kitchen/Diner: 18'04 x 10'10 (5.59m x 3.30m)
Play Room: 11'11 x 8'06 (3.63m x 2.59m)
Bedroom One: 15'01 x 11'05 (4.59m x 3.48m)
Bedroom Two: 18'08 x 8'01 (5.69m x 2.46m)
Bedroom Three: 9'05 x 7'05 (2.87m x 2.26m)
Bedroom Four: 8'08 x 7'05 (2.64m x 2.26m)

PRIMARY SERVICES SUPPLY

Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Mains Gas
Broadband: Fibre To Premises
Mobile Signal / Coverage Blackspot: No
Parking: Driveway & Garage
Flood Zone: Zone 2

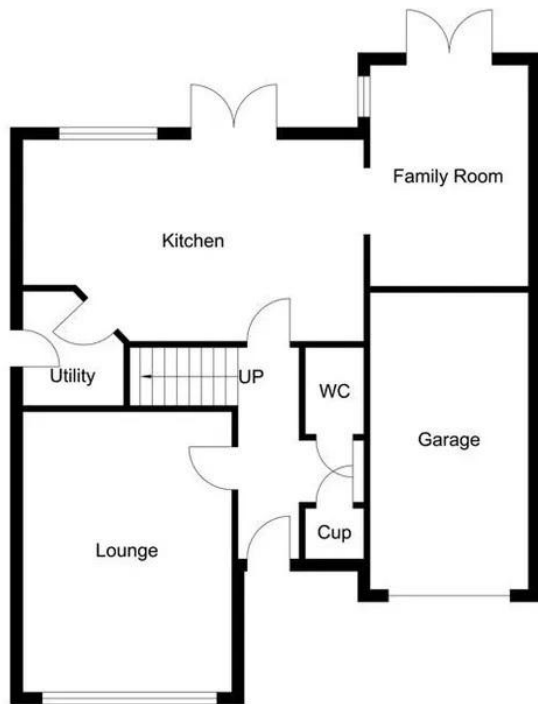
TENURE

Managed 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

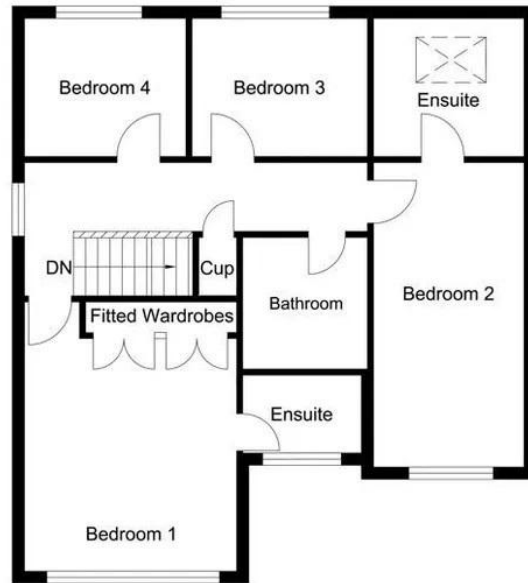
EPC Rating: B
Council Tax Band: E

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Ground Floor



First Floor

Caldburne Drive

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Score	Energy rating	Current	Potential
92+	A		93 A
81-91	B	85 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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