



Northumberland
Properties

25 St. Mary Lane, St. Mary Park
£400,000







25 St. Mary Lane

St. Mary Park, Morpeth

Council Tax band: E

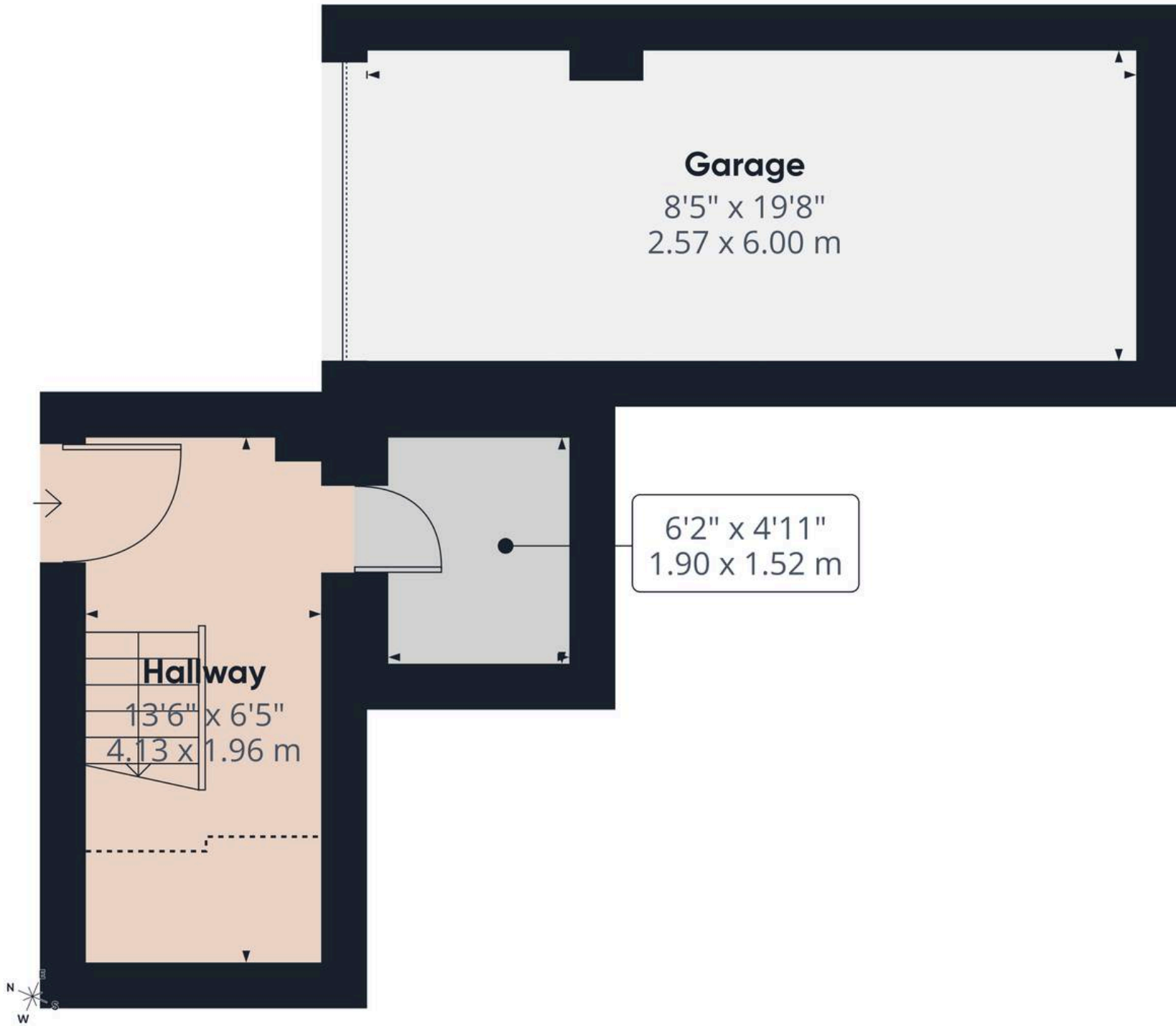
Tenure: Leasehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

- Exceptional penthouse apartment with private entrance.
- Situated within the prestigious St. Mary Park development, enjoying countryside surroundings
- Two extraordinarily spacious double bedrooms, both beautifully appointed and benefitting from en-suite bathrooms.
- Impressive upper-level open-plan living space with striking feature window and elevated outlook.
- Separate snug area and versatile additional room, currently used as a workspace, ideal as a cinema room, studio or occasional guest room.
- Driveway parking and single integral garage, adding practicality and security.
- Immaculately presented throughout, finished and decorated to an exceptional standard.
- Excellent access to Morpeth, the A1, Newcastle International Airport and mainline rail connections.





First Floor

Approximate total area⁽¹⁾

285 ft²

26.5 m²

Reduced headroom

21 ft²

2 m²

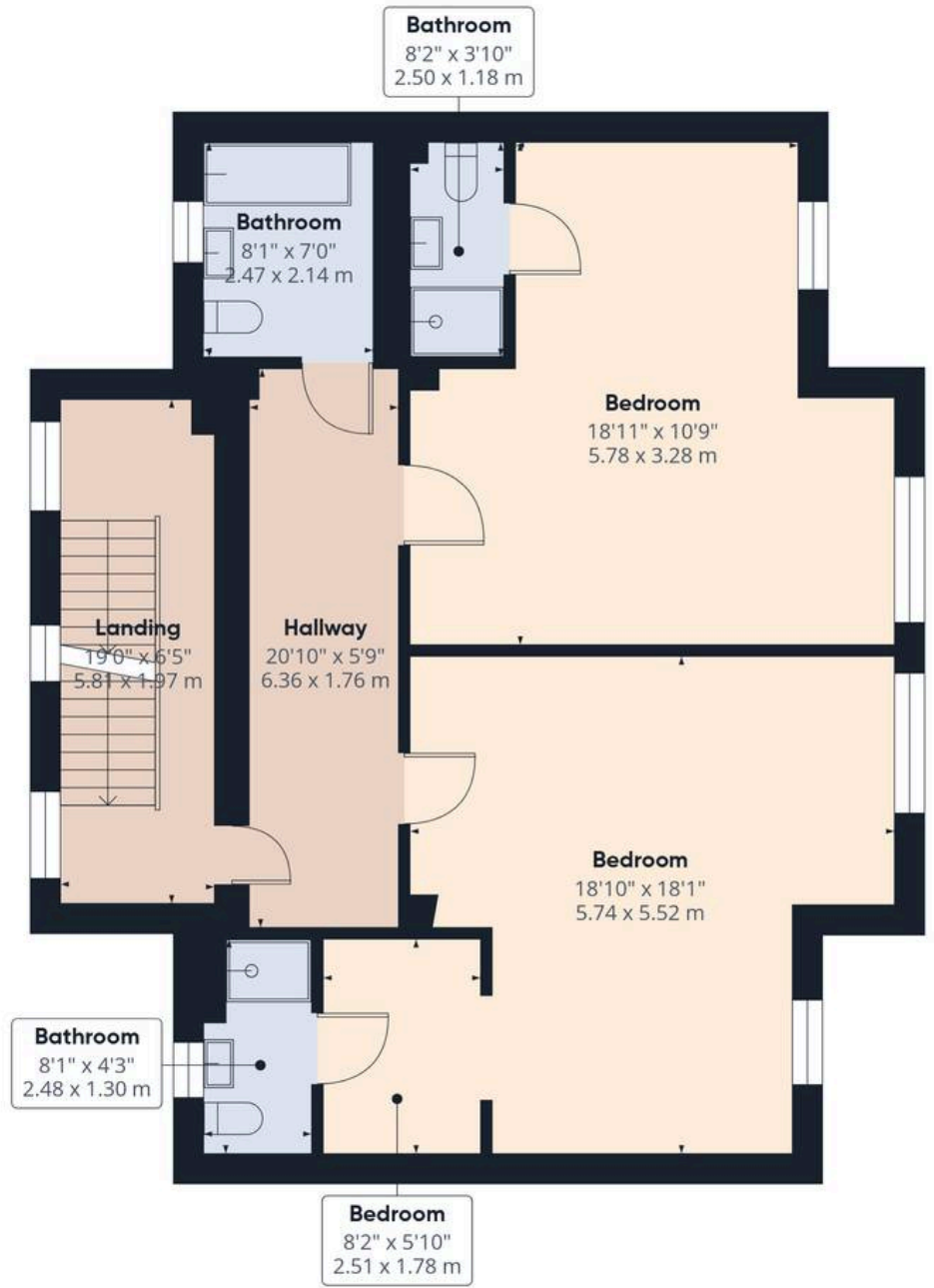
(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Approximate total area⁽¹⁾

940 ft²
87.4 m²

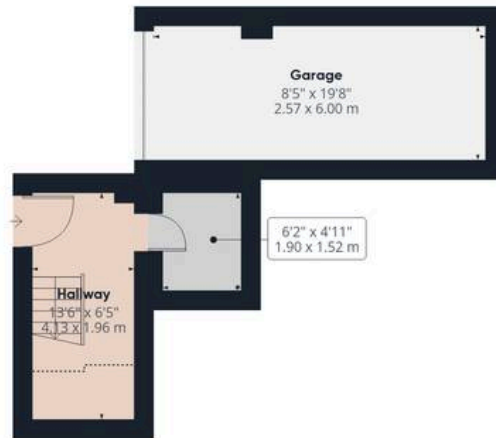
(1) Excluding balconies and terraces

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Floor 2



First Floor



Floor 2

Floor 3

Approximate total area⁽¹⁾

2282 ft²

212.2 m²

Reduced headroom

21 ft²

2 m²

(1) Excluding balconies and terraces

Reduced headroom

----- Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Set within the highly regarded St. Mary Park on the edge of Morpeth, this remarkable penthouse apartment offers an exceptional standard of living, combining architectural interest, generous proportions and a rare sense of privacy.

Utility's:

- Gas Central Heating
- Mains Electric
- Mains Water
- Mains Waste

Service Charge: £500 per year

Ground Rent: £150 per year



Northumberland Properties

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