



Green Lane | Morpeth | NE61 2HB

**Asking Price £245,000**

**RMS** | Rook  
Matthews  
Sayer



3



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**Superb Semi Detached Bungalow**

**Bright and Airy Rooms**

**Three Bedrooms**

**Generous Sized Conservatory**

**Desirable Location**

**Spectacular Garden**

**Open Plan Lounge/Diner**

**Freehold**

For any more information regarding the property please contact us today



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Very rarely found on the market, with the most spectacular garden, sits this superb three bed bungalow, offering a large corner plot on Green Lane, Morpeth. The property boasts an excellent position, tucked away within a small and well-established cluster of homes, making it an incredibly popular location with house hunters, not only due to being within walking distance to the local train station, but the historic town of Morpeth is also only a short walk away, where you have an array of local bars, restaurants, shopping delights and river walks, all on your doorstep. The gardens are a sheer credit to the current owners, they have created the most magical and tranquil space, with pops of colour and vibrancy throughout, a rare gem to find.

The property briefly comprises:- Entrance porch with leads straight into a bright and airy lounge, with flood of natural light, modern décor and a fireplace with surround, which is the focal point of the room. This leads seamlessly through to a spacious open plan lounge/diner, with ample space for your dining table and chairs. You further benefit from large fitted cupboards, providing that all important extra storage. A generous sized conservatory, is off the kitchen, offering its new owners a beautiful space to relax and soak up those picture-perfect views over the rear garden. The kitchen has been fitted with a range of modern wall and base units, offering an abundance of storage with appliances to include a double oven, separate fridge & freezer, electric hob and dishwasher. You will find the main master bedroom downstairs, which is a good-sized double, with double patio doors, providing access to the garden via ramp. The master has its own en-suite shower room which has currently been converted into a wet room.

To the upper of floor of the accommodation, you are greeted with a further two double bedrooms, both of which have been carpeted throughout, whilst bedroom two, offers a further en-suite shower room.

Externally the gardens engulf the property, providing a simply stunning space which benefits from a greenhouse and an extra-large shed. Currently laid to lawn with patio area, a pond and a mature and well looked after garden, this will be a real winner for those who enjoy outdoor living at its finest. On street parking is available.

Guaranteed to impress, this is a must view!

#### MEASUREMENTS

Lounge: 14'7 x 13'7 Max Points (4.45m x 4.14m Max Points)  
Kitchen/Diner: 23'0 x 8'9 Max Points (7.01m x 2.67m Max Points)  
Conservatory: 9'5 x 9'1 (2.87m x 2.77m)  
Bedroom One: 10'10 x 10'1 (3.30m x 3.10m)  
En-suite Wet Room: 7'6 x 6'7 (2.29m x 2.01m)  
Bedroom Two: 10'6 x 10'2 (3.20m x 3.10m)  
En-suite: 5'7 x 3'11 Max Points (1.70m x 1.19m Max Points)  
Bedroom Three: 10'11 x 10'1 (3.33m x 3.10m)

#### PRIMARY SERVICES SUPPLY

Electricity: Mains  
Water: Mains  
Sewerage: Mains  
Heating: Mains Gas  
Broadband: Fibre to Cabinet  
Mobile Signal / Coverage Blackspot: No  
Parking: On Street

#### TENURE

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: D  
Council Tax Band: B

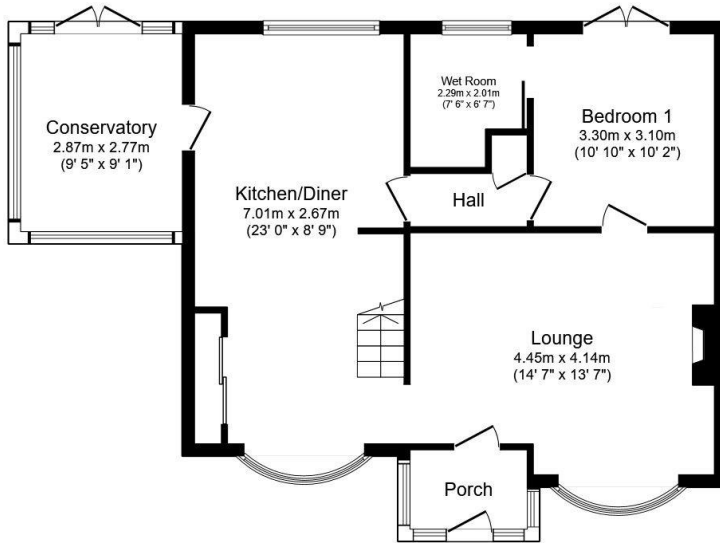
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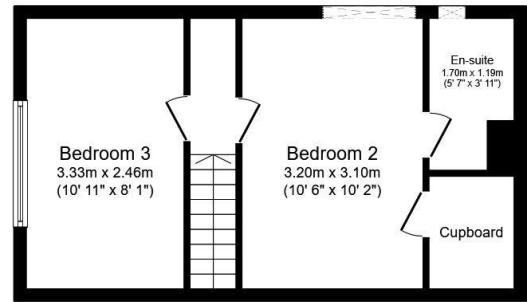
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**Ground Floor**  
Floor area 78.8 sq.m. (848 sq.ft.)



**First Floor**  
Floor area 38.6 sq.m. (415 sq.ft.)

Total floor area: 117.3 sq.m. (1,263 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		

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