



Fernwood | Bellingham | NE48

# Offers Over £500,000

Detached spacious bungalow with flexible accommodation, large plot and attached 3.5 acre paddock. Set in rural Northumberland on the outskirts of Bellingham village with open views and no immediate neighbours.



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**DETACHED BUNGALOW**

**THREE BEDROOMS**

**PADDOCK**

**LARGE DRIVEWAY**

**EN-SUITE**

**RURAL VIEWS**

**GARDENS**

**GARAGE**

For any more information regarding the property please contact us today



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**RMS** | Rook  
Matthews  
Sayer

## PROPERTY DESCRIPTION:

Fabulously located detached bungalow standing in formal gardens in excess of half an acre with adjoining 3.5-acre paddock.

The rear of the plot hosts a large garage and "goat shed", either of which lend themselves to conversion into stabling (subject to any relevant consents).

Fernwood offers remarkably spacious accommodation with five principle rooms offering various flexible living / sleeping permutations.

The current layout comprises: entrance lobby; hallway with direct access to all rooms; double aspect lounge with bay window and feature fireplace incorporating open grate; dining room with bay window; stylish kitchen with comprehensive range of expensive wall and floor cupboards complimented by granite worktops / splash back panels and inset white sink unit; large utility room with extensive range of base and eye-level cabinets; master bedroom with bay window and lavish en-suite shower room; two further bedrooms; ultra-modern family bathroom with fully tiled walls and latest style suite with free-standing bath; separate fully tiled shower room with oversized shower cubicle and mains operated shower.

Externally the long driveway gives parking for numerous vehicles as well as housing the generous garage.

Located on the periphery of Bellingham with spectacular views over surrounding countryside from every room, this landmark home and much admired dwelling simply must be viewed to be appreciated.

Bellingham offers local shops and public houses as well as a very popular café, petrol station and hotel with swimming and leisure facilities. Sport is popular in the town with football field, cricket pitch and golf course all well used.

The river North Tyne and surrounding picturesque woodland and countryside offer beautiful walks and viewpoints. Also worth a visit is Hareshaw Linn a popular walking route along the picturesque river and waterfall. From Bellingham you have great access to activities at Kielder as well as the ever-popular Hadrian's Wall route from coast to coast and beautiful Northumberland National Park and Coastline.

## INTERNAL DIMENSIONS

Lounge: 14'10 X 11'9 plus bay (4.52m x 3.58m)  
Dining Room: 14'10 x 11'10 plus bay (4.52m x 3.61m)  
Kitchen: 13'9 x 11'10 (4.19m x 3.61m)  
Utility Room: 10'4 x 9'0 (3.15m x 2.74m)  
Bedroom 1: 12'4 plus bay x 11'2 (3.76m x 3.4m)  
Bedroom 2: 11'4 x 11'3 plus door recess (3.45m x 3.43m)  
Bedroom 3: 12'10 x 8'6 (3.91m x 2.59m)  
Bathroom: 7'10 x 6'5 (2.39m x 1.96m)  
Shower Room: 9'2 x 6'6 (2.79m x 1.98m)  
En-Suite: 7'10 x 2'10 (2.39m x 0.86m)

## PRIMARY SERVICES SUPPLY

Electricity: Mains  
Water: Mains  
Sewerage: Septic Tank  
Heating: Oil  
Broadband: Cable  
Mobile Signal Coverage Blackspot: No  
Parking: Garage & Large Driveway

## MINING

The North East region is famous for its rich mining heritage and therefore it will be beneficial to conduct a mining search. Confirmation should be sought from a conveyancer as to its effect on the property, if any.

## AGENTS NOTE

This property is currently unregistered. If you require any further information on this, please contact us.

## ACCESSIBILITY

- All rooms are situated on the ground floor
- Wet room

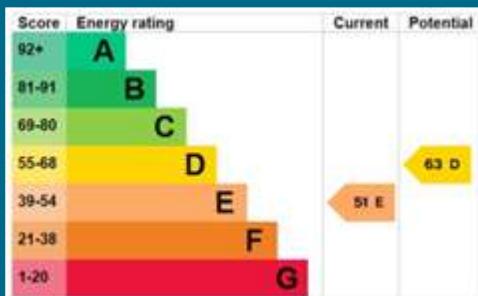
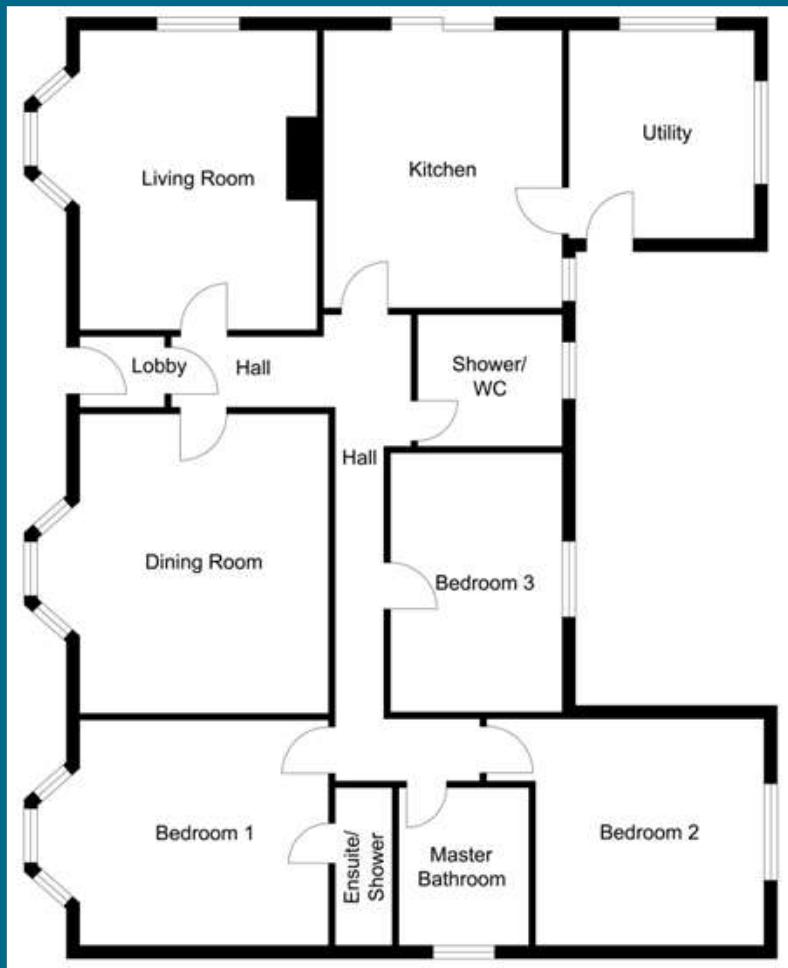
## TENURE

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

## COUNCIL TAX BAND: D

## EPC RATING: E

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