



Fernway | Morpeth | NE61 1XJ

Offers In Excess Of £425,000

RMS | Rook
Matthews
Sayer



3



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Spectacular Detached Bungalow

Bright and Airy Rooms

Three Bedrooms

Mature Gardens

Desirable Location

Private Driveway plus Garage

Finished to a High Standard

Freehold

For any more information regarding the property please contact us today



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Simply stunning! This spectacular three bedroomed detached bungalow is a real gem to find, positioned on a corner plot on Fernway, Morpeth. Tucked within a small and well-established cluster of homes, it offers its new owners peaceful and tranquil living at its finest. Thanks to its current owners, the property has been finished to a high standard throughout, with high end high fixtures, which are evident throughout. Allery Banks is an incredibly popular location with house hunters, not only due to being minutes walking distance to the local train station, making it ideal for commuters, 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. We anticipate a high level of interest!

The property briefly comprises:- Entrance hallway which leads you straight into a modern bright and airy lounge, with a picture perfect view overlooking the gardens. The high-end galley style kitchen has been fitted with a range of wall and base units, offering a vast amount of storage. Appliances include gas hob, electric oven, washing machine and dishwasher. The kitchen leads seamlessly into the lovely sun room which offers fabulous views over the rear side garden.

To the opposite end of the living accommodation, you have three generous sized bedrooms, two large doubles with the master benefiting from its own modern fitted wardrobes and the third being a single. All rooms have been carpeted throughout and finished with modern décor. The family bathroom has been tiled from floor to ceiling with modern tiles and complimented with W.C., hand basin and walk in shower.

Externally you have a private driveway which can accommodate three cars and a detached garage. The mature gardens engulf the entire property, currently laid to lawn with patio areas, to relax. The garden will be a real winner for those who enjoy outdoor entertaining.

Guaranteed to impress, this is a must view!

MEASUREMENTS

Lounge: 15'4 x 15'4 Max Points (4.67m x 4.67m Max Points)

Kitchen: 11'5 x 7'9 (3.48m x 2.36m)

Conservatory: 10'6 x 10'5 (3.20m x 3.18m)

Bedroom One: 12'8 x 11'11 (3.86m x 3.63m)

Bedroom Two: 12'8 x 11'4 Max Points (3.86m x 3.45m Max Points)

Bedroom Three: 8'10 x 7'9 (2.69m x 2.36m)

Bathroom: 8'5 x 6'6 (2.57m x 1.98m)

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: Fibre to premises

Mobile Signal / Coverage Blackspot: No

Parking: Private Driveway & Garage

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.

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

EPC Rating: C

Council Tax Band: D

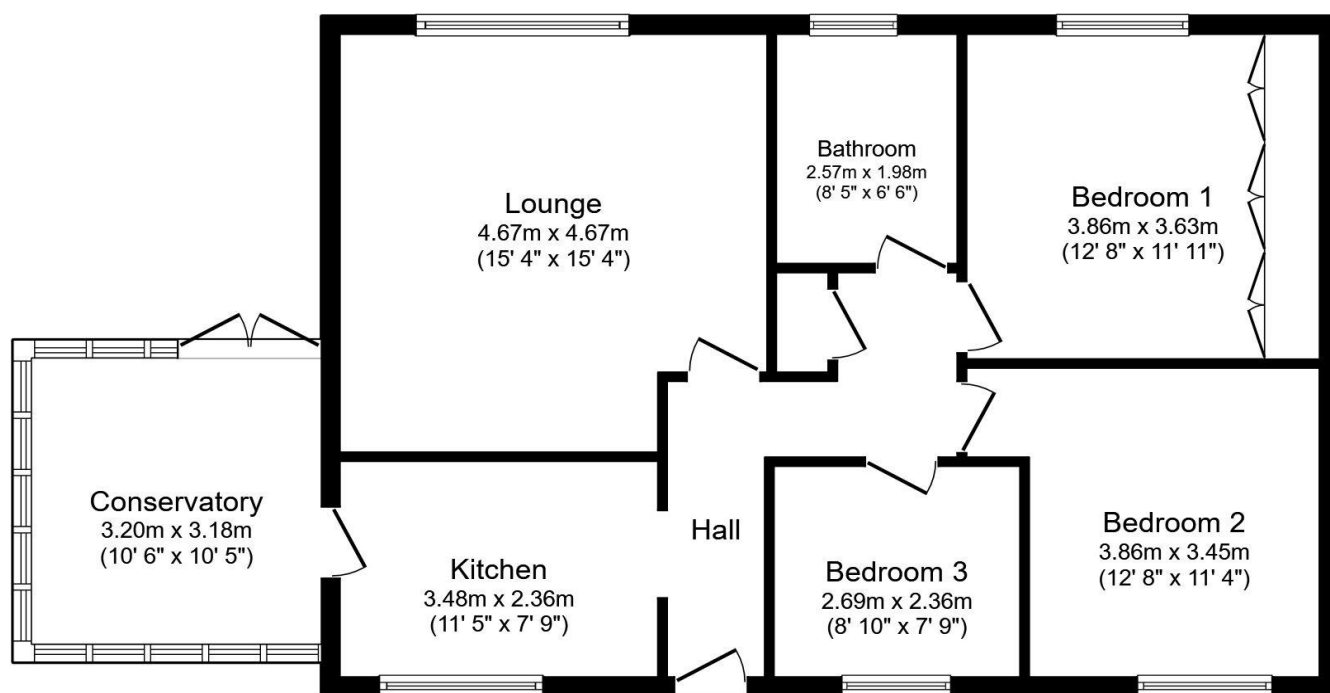
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Floor Plan

Total floor area: 87.8 sq.m. (945 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		86 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Important Note: Rook Matthews Sayer (RMS) for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute part or all of an offer or contract. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. RMS has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. RMS has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. No persons in the employment of RMS has any authority to make or give any representation or warranty whatever in relation to this property.

Money Laundering Regulations - intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

