



Beaumont Court | Pegswood | NE61 6BF

Asking Price £235,000

ROOK
MATTHEWS
SAYER



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Large Semi Detached Home

Modern Décor

Four Bedrooms

Fully Enclosed Rear Garden

Lovely Village Location

Garage plus Driveway

Spacious and Bright

Freehold

For any more information regarding the property please contact us today

Situated in a popular residential estate within Pegswood, sits this large four bed semi-detached family home on Beaumont Court. The property itself sits within a small cluster of homes, offering its new owners peaceful living. With spacious rooms throughout and a tremendous position, we anticipate interest will be high. The village of Pegswood benefits from a good choice of amenities on your doorstep such as a doctor's surgery, pharmacy and local Co-op, whilst you are only a two-mile drive away from the busy and historic market town of Morpeth.

The property briefly comprises:- Entrance hallway, which leads you through to a generous sized lounge, which has been fitted with light beige carpet. Located to the rear of the property there is open plan kitchen diner. The dining room offering views over the rear garden, which can be accessed via the double patio doors is a great space for families with ample room for your dining table and chairs. The kitchen has been fitted with a range of wall and base units offering an abundance of storage. Appliances include a gas hob and electric oven. You further benefit from a separate utility area and downstairs W.C.

To the upper floor of the accommodation, you have four good sized bedrooms, three doubles and one single, all of which have been carpeted. The master bedroom benefits from its own ensuite shower room and separate dressing area. The second bedroom also benefits from its own ensuite shower room. The family bathroom has been finished with W.C., hand basin and bath.

Externally, to the rear of the property there is a single garage and driveway. The rear garden is fully enclosed and has been laid to lawn with decking area. There is additional on street parking available.

A must view to appreciate the home on offer.

MEASUREMENTS

Lounge: 14'88 x 11'75 Max points (4.47m x 3.53m Max Points)

Dining Room: 10'89 x 11'79 (3.31m x 3.59m)

Kitchen: 8'93 x 9'35 (2.67m x 2.82m)

Utility: 4'15 x 6'16 (1.24m x 1.85m)

W.C: 6'16 x 2'68 (1.87m x 0.81m)

Bedroom One: 13'71 x 9'88 (4.14m x 2.95m)

Ensuite: 7'98 x 5'89 (2.36m x 1.73m)

Dressing Room: 5'91 x 7.70 (1.75m x 2.31m)

Bedroom Two: 12'95 x 10'96 Max Points (3.94m x 3.34m Max Points)

Ensuite: 4'78 x 6'98 (1.45m x 2.12m)

Bedroom Three: 9'18 x 9'86 (2.77m x 2.95m)

Bedroom Four: 8'83 x 9'87 (2.64m x 2.95m)

Bathroom: 6'6 x 5'61 (1.98m x 1.68m)

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: Fibre to Premises

Mobile Signal / Coverage Blackspot: No

Parking: Private Driveway and 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

EPC Rating: C

Council Tax Band: D

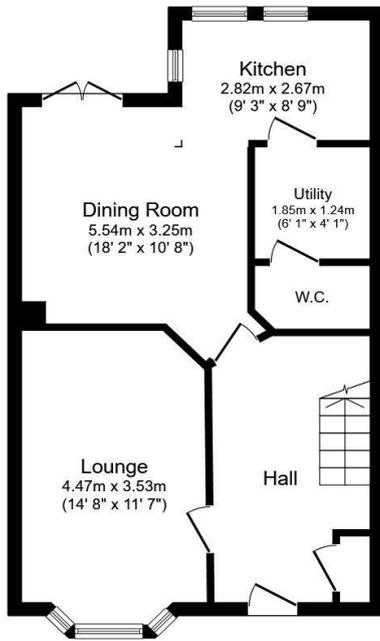
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T: 01670 511 711

morpeth@rmsestateagents.co.uk

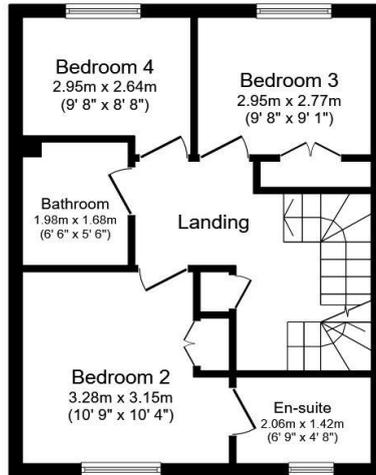
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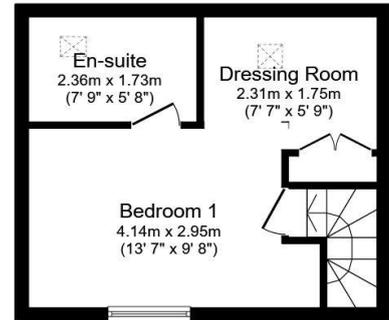
Ground Floor

Floor area 49.7 sq.m. (535 sq.ft.)



First Floor

Floor area 40.4 sq.m. (435 sq.ft.)



Second Floor

Floor area 26.3 sq.m. (284 sq.ft.)

Total floor area: 116.5 sq.m. (1,254 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		83 B
69-80	C	79 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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