RICKARD
CHARTERED SURVEYORS & ESTATE AGENTS

3 NEW MOOR CLOSE ASHINGTON NE63 8RQ

- THREE BEDROOMS
- NO ONWARD CHAIN
- COUNCIL TAX BAND C
- EPC RATING D
- MODERN SEMI DETACHED HOUSE
- IDEALLY LOCATED
- FREEHOLD PROPERTY
- MAINS GCH/ELECTRIC/WATER,DRAINAGE & SEWERAGE

Reduced To £156,000

17/18 Laburnum Terrace, Ashington, Northumberland, NE63 0AJ
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3 NEW MOOR CLOSE ASHINGTON NE63 8RQ

Welcome to this charming modern semi-detached house located on New Moor Close in the popular area of Ashington. This delightful property boasts three bedrooms, making it an ideal home for families or those seeking extra space.

Situated in a popular location, this property offers the advantage of an easy commute to Morpeth town centre, where you can enjoy a variety of shops, restaurants, and local amenities. The convenient access to transport links, making it an excellent choice for those who work or study in nearby towns.

One of the standout features of this property is that it comes with no onward chain, allowing for a smoother purchase process. Whether you are a first-time buyer or looking to downsize, this semi-detached house presents a wonderful opportunity to secure a lovely home in a sought-after location.

Do not miss the chance to view this property and experience all it has to offer.

GROUND FLOOR

LOBBY
Entered via a double glazed door, radiator.

DOWNSTAIRS WC
Low level wc, wash hand basin, set in a vanity unit, radiator, double glazed window.

LOUNGE
14'6 x 16'5 (4.42m x 5.00m)
Double glazed window, two radiators, fire surround with a electric coal effect fire inset, marble effect back and hearth.

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BREAKFASTING KITCHEN

8'4 x 14'6 (2.54m x 4.42m)

Double glazed French doors to the rear, radiator, range of base, wall and drawer units with work tops, tiled floor, under bench electric oven, gas hob with extractor fan above, plumbed for washing machine, under stair storage cupboard, tiled floor.

FIRST FLOOR LANDING

BEDROOM ONE

8'6 x 13'6 (2.59m x 4.11m)

Double glazed window, radiator.

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BEDROOM TWO
8'9 x 11'2 (2.67m x 3.40m)
Double glazed window, radiator.

BEDROOM THREE
10'6 x 6'11 (3.20m x 2.11m)
Double glazed window, radiator, airing cupboard.

BATHROOM/WC
Double glazed window, bath with shower over, wash hand basin set in a vanity unit, tiled splash back, low level w.c.

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EXTERNALLY

FRONT

Small town garden. Shared drive.

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REAR
Enclosed garden to the rear which is laid to lawn, paved patio area, gated access to the shared drive.

TENURE:
WE UNDERSTAND THE PROPERTY IS FREEHOLD. HOWEVER, WE ARE NOT QUALIFIED TO VERIFY THE TENURE ON ANY PROPERTY AND YOUR SOLICITOR SHOULD BE CONSULTED REGARDING THIS.

MORTGAGES
Why not make an appointment to speak to our Independent Mortgage Adviser?

PLEASE NOTE:
Your home may be repossessed if you do not keep up repayments on your mortgage.

McKenzie Financial Services Ltd will Pay Rickard 1936 Ltd a referral fee on completion of any mortgage application

STANDARD INFORMATION
These particulars are produced in good faith, and are set out as a general guide only, they 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. No apparatus, equipment, fixtures, fittings or services have been tested and it is the buyer’s responsibility to seek confirmation as to the working condition of any appliances.

Fixtures and fittings that are specifically mentioned in these particulars are included in the sale, all others in the property are specifically excluded.
Photographs are produced for general information and it must not be inferred that any item is included for sale within the property.

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MATERIAL INFORMATION ASHINGTON

Material information is no substitute for professional advice, and consumers should be aware that the information collected may not accurately reflect the full extent of the property condition which would be covered through a home survey.

Efforts have been made to ascertain as much information as possible with regards to material information but this information is not exhaustive and cannot be fully relied upon, purchasers will need to seek further clarification from their legal advisor.

Electricity Supply - Mains
Water Supply - Mains
Sewerage Supply - Mains
Heating - Mains GCH
Broadband - Available - Including Ultrafast broadband. (Ofcom Broadband checker July 2026)

Flood Risk - River and Sea - Low Risk

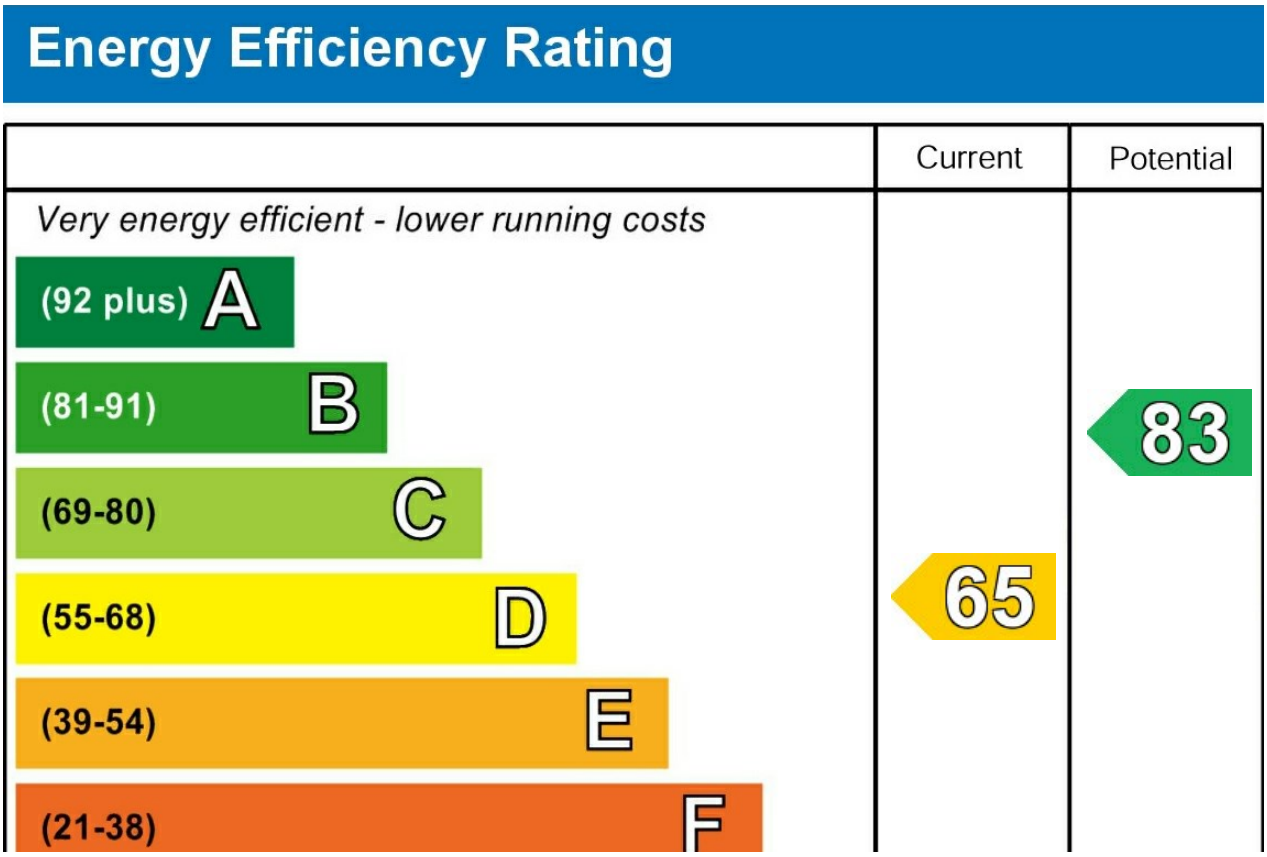
Planning Permission - There are currently no planning permission for 3 New Moor Close
https://publicaccess.northumberland.gov.uk/online-applications/simpleSearchResults.do?action=firstPage

Coalfield & Mining Areas - The Coal Authority indicate that this property is located on coalfield. Your legal advisor will be able to advise you of any implications of this.

There has been no failed transactions on the property, please contact us should you wish further information.

VIEWING

BY APPOINTMENT WITH OUR ASHINGTON OFFICE (01670) 812145/ashington@rickard.uk.com. FILE NO: 6674A

MORTGAGE
Why not make an appointment to speak to our **Independent** Mortgage Adviser?

PLEASE NOTE:
Your home may be repossessed if you do not keep up repayments on your mortgage.