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PROPERTIES

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Dilston Steadings | Corbridge | Northumberland

The Old Granary



"A beautiful barn conversion with far-reaching countryside views
and generous gardens in a sought-after location"

Corbridge Train Station 0.8 miles | Corbridge Village Centre 0.9 miles | Hexham 3.6 miles
Newcastle International Airport 16.0 miles | Newcastle City Centre 18.5 miles







Accommodation in Brief

Ground Floor

Entrance Hall | WC | Study | Kitchen/Breakfast Room | Dining Room
Drawing Room | Sitting Room | Utility Room/Pantry | Integral Double Garage

First Floor

Principal Bedroom with En-Suite and Dressing Room
Bedroom Two with En-Suite | Two Further Bedrooms | Family Bathroom



The Property

The Old Granary is a beautiful barn conversion situated on the outskirts of Corbridge, with exquisite gardens and far-reaching views across the Tyne Valley. Dating from the pre-Georgian period, this semi-detached home—linked only at a discreet point—offers the rare combination of architectural charm and practical, generous living space. The property enjoys a peaceful position in one of Northumberland’s most sought-after locations, with direct access to scenic walks, and the vibrant village of Corbridge just moments away.

The house unfolds from a welcoming hallway, where limestone flooring and painted beams set the tone for the characterful interiors throughout. There are three elegant reception rooms, each with a distinct feel. The drawing room is particularly inviting, with its finely carved wooden fireplace and French doors opening to the garden. A separate sitting room offers a more informal retreat, beneath a striking vaulted ceiling with exposed trusses, while the dining room, accessed via glazed double doors, delivers a more intimate atmosphere with its rich, traditional décor and low beams.

At the centre of the house lies the kitchen/breakfast room, an impressive space fitted with bespoke cabinetry and elegant marble worktops. A central island offers additional storage and houses a wine cooler. A traditional AGA is set within a tiled inglenook fireplace, forming a warm and characterful focal point, while other integrated appliances are seamlessly incorporated into the classic design.





A large arched window, set into the original barn opening, allows natural light to flood the space, enhancing the room's welcoming atmosphere. Just off the kitchen is a well-appointed utility room with pantry cupboard and access to the double garage. Also on the ground floor is a study with bespoke fitted furniture, offering an ideal setting for home working and a cloakroom/WC.



Upstairs, the four bedrooms are arranged across two wings, offering flexibility for family life or visiting guests. The principal suite is set apart from the rest of the accommodation and includes a spacious bedroom, a walk-through dressing area with extensive fitted wardrobes, and a generous en-suite. Another double bedroom also enjoys en-suite facilities with both a luxurious double-ended tub and separate shower, while the remaining two share a beautifully appointed family bathroom. A boarded loft space offers further potential storage.





Externally

The gardens at The Old Granary are a defining feature of the property, thoughtfully landscaped to offer colour, privacy and far-reaching views. Both front and rear gardens are fully enclosed by a stone wall, creating a secure and sheltered setting.

The south-west facing garden to the front is beautifully planted, with a generous lawn bordered by mature trees, flowering shrubs and neatly clipped hedging—ideal for catching the afternoon and evening sun. To the rear, the more sheltered north-east facing garden offers a peaceful spot for a morning coffee, framed by climbing plants and established borders creating a quiet, leafy retreat. Two sheds sit discreetly within the grounds—one used for log storage, the other for gardening tools and outdoor equipment. A gravelled driveway leads to the integral double garage and provides ample parking, all discreetly screened from the lane by stone walls and hedging.





Local Information

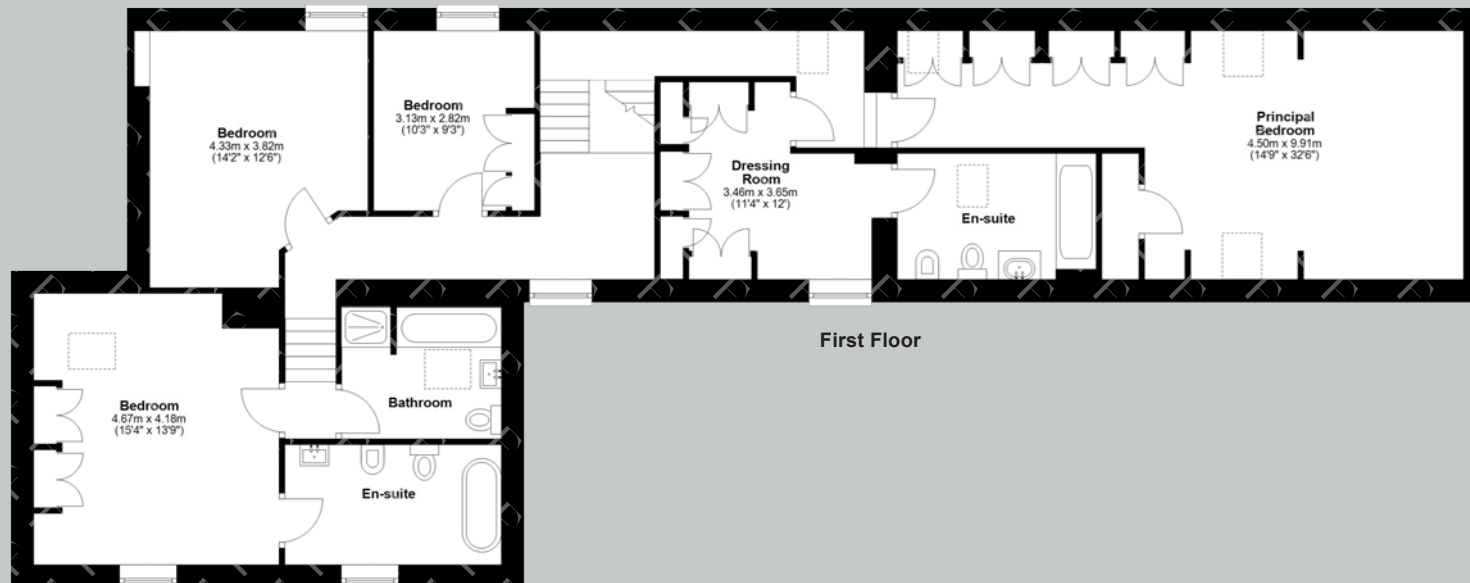
Corbridge is a popular, charming and historic village that sits on the River Tyne in the heart of the scenic Tyne Valley. The village offers a full range of day-to-day amenities with a wide variety of shops, restaurants, inns, doctor and dentist surgeries, community services and a garage, while nearby Slaley Hall and Matfen Hall offer excellent leisure facilities. The nearby market town of Hexham offers more comprehensive services with large supermarkets, a further range of shops and professional services together with a leisure centre, cinema, theatre and hospital. For schooling there is a First School and Middle School in the village, while senior schooling is offered in Hexham.

For the commuter Corbridge is convenient for the A69 which gives excellent access to Newcastle in the east and Carlisle in the west, and onward to the A1 and M6. There is a railway station on the edge of the village which provides cross-country services to Newcastle and Carlisle where connecting main line rail services are available to major UK cities north and south.

Newcastle International Airport is also very accessible.



Floor Plans



Total area: approx. 326.9 sq. metre (3518.3 sq. feet)

Google Maps

what3words



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Wayleaves, Easements & Rights of Way

The property is being sold subject to all existing wayleaves, easements and rights of way, whether or not specified within the sales particulars.

Services

The Old Granary is connected to mains electricity, gas, and water, with gas-fired central heating.

Drainage is to a septic tank system that is fully compliant with current UK regulations.

Postcode

Council Tax

EPC

Tenure

NE45 5RF

Band G

Rating D

Freehold

Viewings Strictly by Appointment

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