SIGNATURE

NORTH EAST

CREATING MOVES, BUILDING RELATIONSHIPS,

Exceeding Expectations



FOR SALE

Acomb Close

MORPETH, NE61 2YH

OFFERS OVER

£550,000

5 BEDROOMS · 2 BATHROOMS · 3 RECEPTIONS

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THE PROPERTY

Acomb Close

OFFERS OVER £550,000 · FREEHOLD

Signature North East are delighted to welcome to the market this impressive five-bedroom detached residence, ideally positioned within a quiet cul-de-sac just on the outskirts of Morpeth. Perfectly placed close to the town centre, the property benefits from an excellent range of local amenities, alongside superb transport links via rail, bus and road, including convenient access to the A1. Offering generously proportioned rooms throughout, this home presents an outstanding opportunity for families seeking space, convenience, and a highly desirable setting.

Upon entering, you are welcomed into a central hallway, which also provides access to a convenient W.C. The spacious living room is immediately to the left, featuring elegant French doors opening onto the rear garden, ample space for furnishings, and a central fireplace creating a warm focal point. Double doors from the hallway lead through to the dining room, ideal for entertaining. The kitchen sits adjacent and is fitted with a range of base and wall units, offering plenty of countertop space for everyday use. From here, there is access to a utility room which in turn leads to the garage. Completing the ground floor are two additional reception rooms, currently used as a study and an office, providing excellent flexibility for modern living.

To the first floor, the property offers five well-proportioned bedrooms, two of which benefit from fitted wardrobes. The principal bedroom is further enhanced by a generous en-suite, complete with a bath, separate shower, W.C. and hand basin. The family bathroom is similarly well-appointed, comprising a bath, separate shower, hand basin and W.C.

Externally, the home enjoys a substantial wrap-around lawned garden, offering excellent outdoor space for families. To the front, a large driveway provides ample off-street parking.





KEY FEATURES

- Five-bedroom detached family home situated in a quiet cul-de-sac on the outskirts of Morpeth
- Living room with French doors to the rear garden & a feature fireplace
- Versatile ground floor layout with a dining room, study, office, utility room & integral garage
- Five well-proportioned bedrooms, including a principal suite with an en-suite & fitted wardrobes to two bedrooms
- Generous wrap-around lawned gardens
- Large front driveway providing ample off-street parking, with excellent access to Morpeth town centre & the A1

- Council Tax Band F
- EPC Rating C









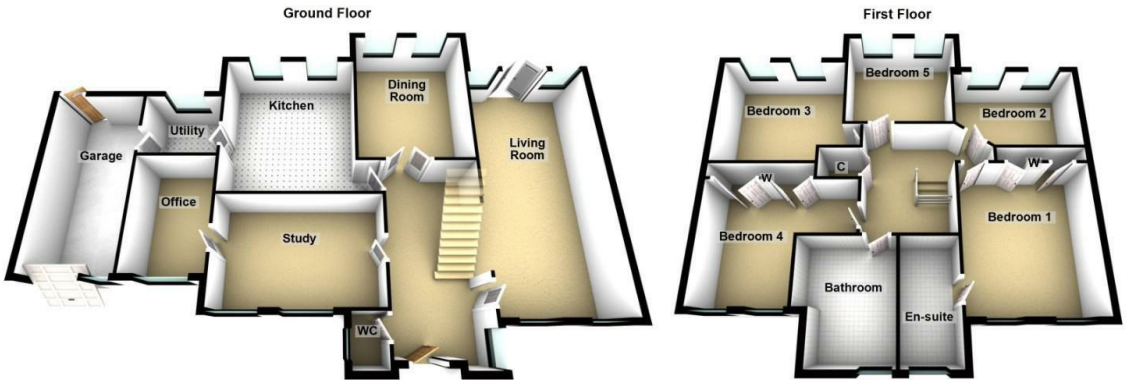


ACCOMMODATION

Room Dimensions

Living Room	7.5 x 3.6 (24'7" x 11'9")
Kitchen	4.3 x 3.4 (14'1" x 11'1")
Dining Room	4.3 x 3.4 (14'1" x 11'1")
Study	3.0 x 2.8 (9'10" x 9'2")
Office	3.5 x 2,3 (11'5" x 6'6",9'10")
Utility	5.4 x 2.6 (17'8" x 8'6")
Bedroom One	4.7 x 3.7 (15'5" x 12'1")
En Suite	3.4 x 1.6 (11'1" x 5'2")
Bedroom Two	3.7 x 2.7 (12'1" x 8'10")
Bedroom Three	4.4 x 3.5 (14'5" x 11'5")
Bedroom Four	4.4 x 3.7 (14'5" x 12'1")
Bedroom Five	3.4 x 3.1 (11'1" x 10'2")
Bathroom	3.50 x 2.3 (11'5" x 7'6")

FLOOR PLAN



Please be advised the floorplans are not drawn to scale and are to be used to give an idea of the layout of the property.
Plan produced using PlanUp.

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