



## Whitegates, Longhorsley

- Detached bungalow
- Two bedrooms
- Quiet cul-de-sac location
- Sunroom
- Garage and driveway
- Wonderful rear garden

Offers In Excess Of: **£ 330,000**

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17 Newgate Street, Morpeth

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SAYER

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# Whitegates, Longhorsley

Rare to the market, sits this spectacular detached bungalow on Whitegates, Longhorsley. Nestled within a small cluster of homes within that all important quiet cul-de-sac location, this area is always in high demand. The property itself has been finished to a high standard throughout, offering spacious bright and airy rooms internally and a spectacular garden to the rear. Longhorsley offers that peaceful quiet village location with a few local amenities, including the local first school, on your doorstep and is surrounded by fabulous walks. The bustling town centre of Morpeth is also around a 13-minute drive away where you will find an array of local bars, restaurants, river walks and shopping delights to choose from.

The property briefly comprises: - Entrance hallway, impressive lounge which leads seamlessly into a gorgeous sunroom offering floods of natural light where you can sit and relax having a picture-perfect view and doors leading into the rear garden. The open plan kitchen/diner offers a great space with plenty of room to house your dining table with chairs. The kitchen has been fitted with a range of units, and separate pantry, offering an abundance of storage with a range cooker and extractor fan. To the back of the kitchen, you have access directly into the garage which could also be used as a separate utility space with plenty of storage.

The property has two good sized double bedrooms both of which have been carpeted throughout and finished with tasteful modern decor. The luxurious family bathroom has had no expense spared, fitted with W.C., hand basin, large free standing bath tub and a marvellous walk-in shower.

Externally you have a level grassed area to the front with private driveway and garage. To the rear you are greeted with a wonderful garden that pops with colour and vibrancy plus a patio area and summer house. This garden will be a real winner for those who enjoy outdoor living at its finest.

Guaranteed to impress, this is a must view!

Lounge: 18'0 x 11'10 (5.49m x 3.61m)  
 Sunroom: 13'8 x 10'2 (4.17m x 3.10m)  
 Kitchen/Diner: 18'6 x 16'0 at biggest points (5.64m x 4.88m at biggest points)  
 Bedroom One: 13'8 x 10'8 (4.17m x 3.25m)  
 Bedroom Two: 16'11 x 10'2 at biggest points (5.16m x 3.10m)  
 Bathroom: 13'9 x 7'3 (4.19m x 2.21m)

#### PRIMARY SERVICES SUPPLY

Electricity: Mains  
 Water: Mains  
 Sewerage: Mains  
 Heating: Oil  
 Broadband: ADSL Modem  
 Mobile Signal / Coverage Blackspot: No  
 Parking: Garage and driveway

#### 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: D  
 council Tax Band: D

M00008085.AB.SS.27.6.24.V.2

Score	Energy rating	Current	Potential
92+	A		99 A
81-91	B		
69-80	C		
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		

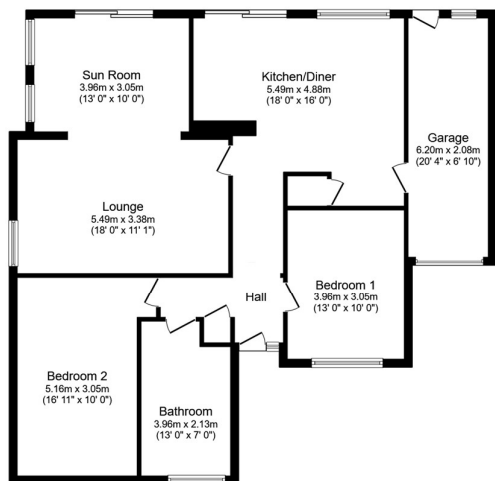
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Floor Plan

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](http://www.Propertybox.io)



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