



Parkside Gardens Morpeth

- Three Bedroomed Family Home
- Quiet Residential Development
- Fully Enclosed Rear Garden
- Freehold
- Private Driveway and Garage
- No Onward Chain

Offers Over £155,000

01670 511711
17 Newgate Street, Morpeth

ROOK
MATTHEWS
SAYER

www.rookmatthewssayer.co.uk
morpeth@rmsestateagents.co.uk

Parkside Gardens, Morpeth

Superbly spacious three bedroomed family home, located on the ever-desirable Parkside Gardens in Widdrington. The property boasts a fantastic location, tucked away within a quiet residential development, with local amenities only a few minutes walk away. Private parking and a garage add to its appeal and the enclosed rear garden offers plenty of outside space, ideal for any large family.

The property briefly comprises:- Entrance hallway, spacious lounge with floods of natural light, due to the double aspect views and finished with a modern feature wall. The kitchen has been fitted with a range of modern wall and base units, offering an abundance of storage. Appliances to include an integrate oven/hob. To the back of the kitchen, you further benefit from a separate utility which is plumbed for a washing machine and separate W.C.

To the upper floor of the accommodation, you have three good sized bedrooms, two large doubles and one single, all of which are fitted with excellent storage. The main master bedroom further benefits from its own en-suite shower room. The family bathroom has been finished with W.C., hand basin, bath tub, radiator and extractor fan.

Externally, the property benefits from a private driveway which could accommodate at least two cars, plus garage and convenient side access to the rear garden. The rear garden is fully enclosed and has been laid to lawn, perfect for outside family space.

With no onward chain, this property is sold as seen and is a must view!

All services/appliances have not and will not be tested

Lounge: 13'6 x 10'06 (4.12m x 3.20m)
 Dining Room: 8'11 x 8'3 (2.72m x 2.52m)
 Kitchen: 8'10 x 8'9 (2.69m x 2.67m)
 Utility: 5'10 x 5'2 (1.79m x 1.57m)
 W.C: 5'3 x 2'3 (1.60m x 0.70m)
 Bedroom One: 13'11 x 10'7 (4.24m x 3.22m)
 En-Suite: 8'9 x 4'7 (2.67m x 1.43m)
 Bedroom Two: 10'8 x 8'9 (3.25m x 2.67m)
 Bedroom Three: 8'8 x 7'0 (2.64m x 2.13m)
 Bathroom: 6'3 x 6'2 (1.91m x 1.88m)

PRIMARY SERVICES SUPPLY

Electricity: Mains
 Water: Mains
 Sewerage: Mains
 Heating: Central Gas
 Broadband: None
 Mobile Signal / Coverage Blackspot: No
 Parking: Large Driveway with Garage

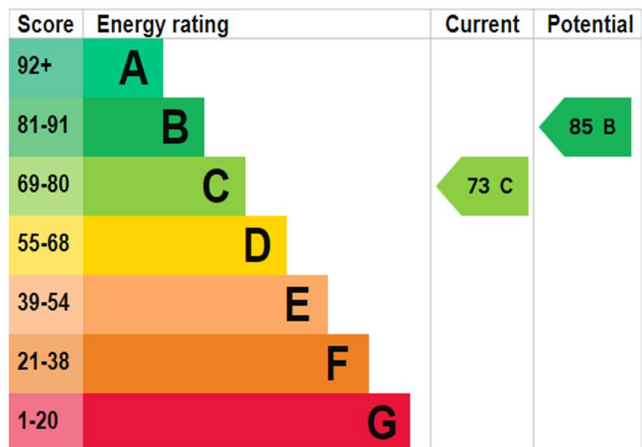
TENURE

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: A

M00007960.AB.JD.19/09/2024.V.1



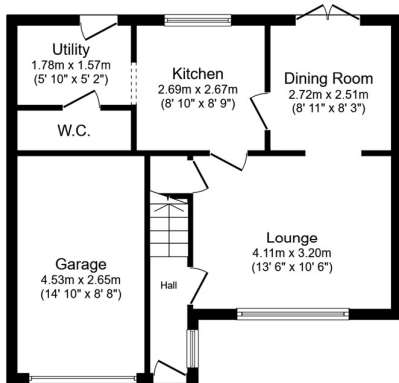
Important Note: Rook Matthews Sayer (RMS) for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute part or all of an offer or contract. The measurements 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. RMS has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. RMS has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. No persons in the employment of RMS has any authority to make or give any representation or warranty whatever in relation to this property.

Money Laundering Regulations – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

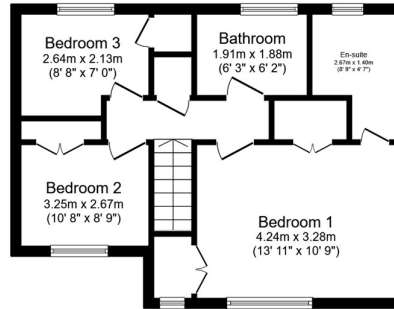
16 Branches across the North-East



Parkside Gardens, Morpeth



Ground Floor



First Floor

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



Important Note: Rook Matthews Sayer (RMS) for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and 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. RMS has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. RMS has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. No persons in the employment of RMS has any authority to make or give any representation or warranty whatever in relation to this property.

Money Laundering Regulations – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

16 Branches across the North-East

