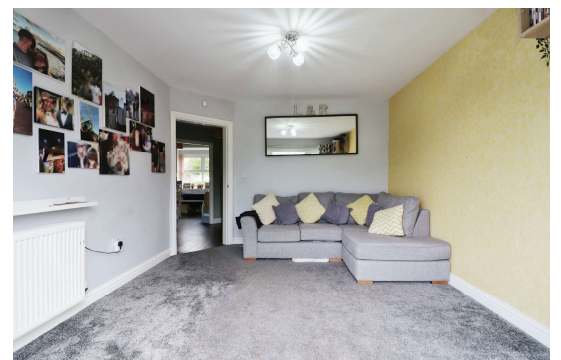
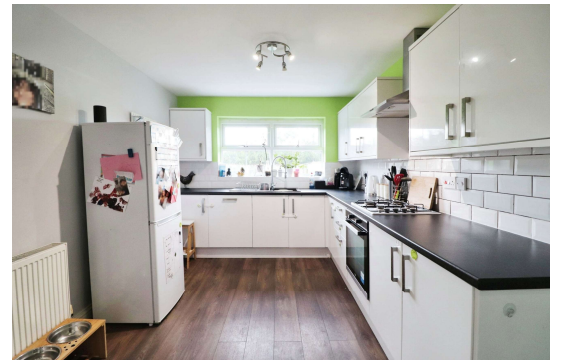




## Parkside Gardens Widdrington

- Four double bedrooms
- Detached house
- Ensuite shower room
- Garage and shared driveway
- Enclosed front and rear gardens

**Offers In Excess of £195,000**



01670 511711  
17 Newgate Street, Morpeth NE61 1AW

ROOK  
MATTHEWS  
SAYER

[www.rookmatthewssayer.co.uk](http://www.rookmatthewssayer.co.uk)  
[morpeth@rmsestateagents.co.uk](mailto:morpeth@rmsestateagents.co.uk)

# Parkside Gardens

Widdrington

We are extremely pleased to bring to the market this large detached family home on Parkside Gardens, Widdrington. The property boasts a great location, tucked away in a quiet residential development, with huge gardens to both front and rear whilst internally offering an abundance of space. Widdrington itself offers a quiet village life, with a local shop and petrol station, plus it offers easy access into Morpeth town centre, where you will find an array of high-end bars, restaurants, shops and even a local market.

The property briefly comprises:- Entrance hallway, downstairs W.C, bright and airy lounge with access into the rear garden through the double patio doors, separate dining room which has been tastefully decorated, playroom/office which can be used to suit your needs. The modern kitchen has been fitted with white gloss units, offering an abundance of storage. Appliances include dishwasher, four ring gas hob and oven.

To the upper floor of the accommodation, you have four bedrooms all of which are doubles and carpeted throughout. The master bedroom further benefits from its own en-suite shower room. The family bathroom has been finished with W.C., hand basin, bath and shower over bath.

Externally you have a garage and shared driveway to accommodate at least two cars plus a large grassed garden to the front which is fenced in for privacy and a large enclosed level grassed garden to the rear, ideal for outdoor entertaining.

This is a must view to appreciate the space on offer!

Lounge/Family room	12.00 x 10.09	(3.66m x 3.28m)
Dining	9.10 x 9.03	(2.99m x 2.82m)
Kitchen	16.02 x 9.03	(4.93m x 2.82m)
	At its biggest points	
Playroom /office	7.04 x 6.10	(2.24m x 2.08m)
Bedroom One	11.08 x 10.06	(3.56m x 3.20m)
Bedroom Two	10.06 x 9.06	(3.20m x 2.90m)
	At its biggest points	
Bedroom Three	8.11 x 7.02	(2.72m x 2.18m)
Bed four	10.03 x 6.08	(3.12 m x 2.03m)

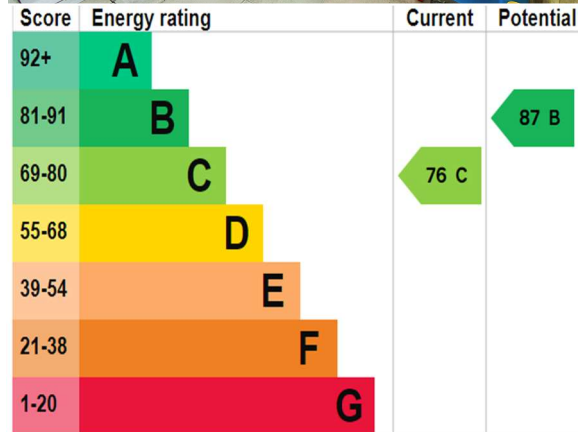
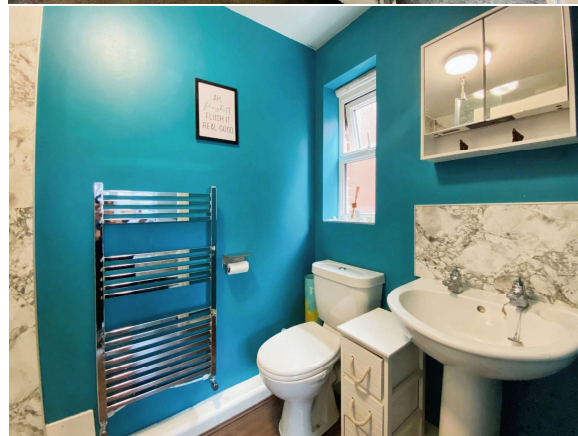
## TENURE

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: C

M00006176/AB/JD/29.8.24/V.2



**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

