

- Detached Double Fronted 2 Bedroomed Bungalow
- Lounge with Open Fireplace
- Bathroom/WC
- Buyers fees apply. The Modern method of Auction.

- Circa 0.8 Acre Grounds
- Dining Room
- Outbuildings

- Potential Development/Refurbishment Opportunity
- Kitchen
- For sale by Modern Auction-T & C's apply. Subject to Reserve price.

****FOR SALE BY MODERN AUCTION**** A rare opportunity to purchase a 2 bedroomed double fronted detached bungalow, on a fabulous and private plot extending to around 0.8 acre. Superbly situated about 1.5 miles north of Ponteland on the A696, this is a wonderful opportunity to refurbish, redevelop or rebuild, subject to the relevant permissions. Thought to have been originally built in 1925 and with sealed unit double glazing and oil fired central heating, the Reception Hall has a double glazed front door and leads to the Lounge, with attractive open fireplace within an original surround and tiled insert and a bay to the front. The Dining Room has a storage cupboard and the Kitchen has a sink unit and door to the rear. Bedroom 1 has a bay to the front, whilst Bedroom 2 is to the side. The Bathroom/WC has a low level wc, vanity unit with wash basin and mirror over and panelled bath with tiled surrounds.

The property stands in substantial lawned grounds, with a range of mature shrubs and wrought iron gate with driveway. There are also a range of outbuildings/workshop.

Surrounded by beautiful countryside, this property is ideally located for someone looking for a rural property, yet with easy road access to Ponteland, with excellent schools, shops, pubs, restaurants and sporting and leisure facilities. Within easy commuting distance of Newcastle, the property is also ideally placed for Newcastle International Airport,

Reception Hall

Lounge 14'2 x 12'6 (into bay) (4.32m x 3.81m (into bay))

Dining Room 14'3 x 9'9 (+dr recess) (4.34m x 2.97m (+dr recess))

Kitchen 11'2 x 6'2 (3.40m x 1.88m)

Bedroom 1 11'10 x 13'2 (into bay) (3.61m x 4.01m (into bay))

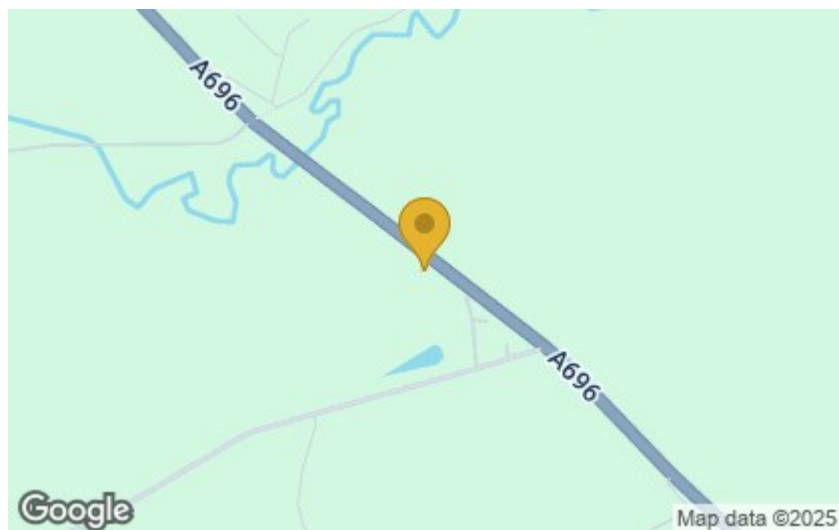
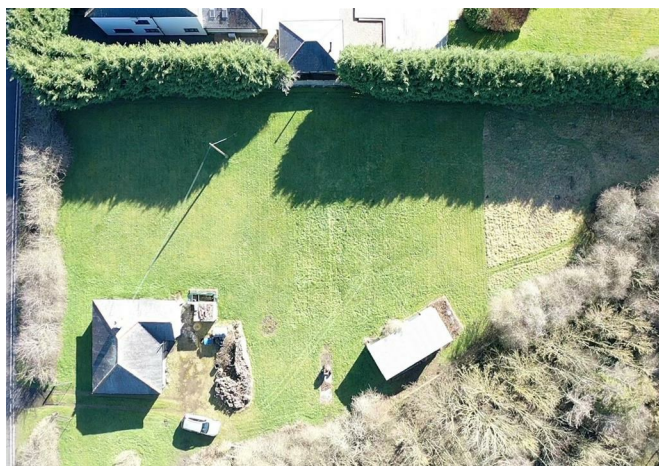
Bedroom 2 12'1 x 11'4 (+dr recess) (3.68m x 3.45m (+dr recess))

Bathroom/WC 7'9 x 6'3 (2.36m x 1.91m)

Outbuilding 14'2 x 12'3 (4.32m x 3.73m)

Outbuilding 13'8 x 11'8 (4.17m x 3.56m)

Auctioneers Comments



Energy Performance: To be confirmed

Council Tax Band: D

Northumberland County Council 03456006400

Ponteland Primary school: 1.9miles

Darras Hall Primary school: 1.9miles

Ponteland High School: 1.9miles

Newcastle International Airport & Metro stop: 3.5miles

Newcastle City centre & Railway station: 10.1miles

Distance from Ponteland Village Centre: 1.7miles

all distances are approximate

These particulars do not constitute or form part of an offer nor may they be regarded as representative. All interested parties must themselves verify their accuracy. It is not company policy for any gas, oil or electrical appliances to be tested and purchasers must satisfy themselves as to their working order. Measurements are approximate, floor plans are not to scale and are for illustration purposes only.