



- 2 Bed Stone Built Cottage
- Split Level 24' Lounge/Dining Room
- Lovely Garden
- Fees Apply

- Barn Conversion
- Spacious Breakfasting Kitchen
- Available Furnished/Unfurnished

- Considerable Character
- Fabulous Views
- Stunning Location

TENANTS ADMIN FEE ONLY £195+VAT! A charming 2 bedrooomed, stone built barn conversion, with fabulous views, situated within this beautiful rural location. Available either furnished or unfurnished and with oil fired central heating, the split level Lounge/Dining Room extends to circa 24' and features two arched windows with door to the front taking advantage of the tremendous views. The spacious Breakfasting Kitchen is fitted with a range of units and comes with an electric cooker and auto washer. Stairs lead from the lounge to the First Floor Landing, with beamed ceilings throughout the first floor. Bedroom 1 has windows to the front and side with gorgeous views and Bedroom 2 has views to the front and rear. The Bathroom/WC is fitted with a suite in white comprising low level WC, pedestal wash hand basin and panelled bath with electric shower over. Externally, there is a delightful South facing Front Garden with patio, lawn and stone wall surround. There is also a terraced garden to the rear and parking area.



This property is located in a stunning rural location, part of a former farm steading. Situated just off the A696, Green Gables is within excellent commuting distance of Ponteland, Morpeth, Newcastle upon Tyne and Newcastle International Airport.

Lounge/Dining Room 24' x 11'6 (7.32m x 3.51m)

Breakfasting Kitchen 15' x 11'8 (4.57m x 3.56m)

First Floor Landing

Bedroom 1 10'11 x 13'11 (into recess) (3.33m x 4.24m (into recess))

Bedroom 2 13'3 x 10'11 (4.04m x 3.33m)

Bathroom/WC 11'10 x 4'4 (3.61m x 1.32m)

Information For Tenants - Fees



Energy Performance: Current D Potential A
Ponteland: 9.5 Miles
Morpeth: 12.5 Miles
Newcastle upon Tyne: 17 Miles

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.