



- NO ONWARD CHAIN
- Kitchen
- Shower Room
- Council Tax Band D / EPC Rating D

- 3 Bed Semi Detached
- Dining Room
- Separate WC

- Lounge
- Utility Room
- Garage

A uniquely positioned, 3 bedroom semi detached house, with stunning views over the Tyne Valley to the front and countryside to one side and to the rear. Family owned for the last 60 years, the property offers great potential for the new purchaser. The light and welcoming Reception Hall has stairs to first floor and feature stained glass window to the half landing. Door to Lounge with large bay window to front, door and window to the rear garden and period tiled fire surround with electric fire. The Kitchen is fitted with a range of wall and base units with sink unit, electric oven and gas hob with extractor over and door to utility room with space and plumbing for washer, door to front and door to the attached garage. The Garage has electric roller access door and door to the rear garden. Stairs lead from the hall to the First Floor Landing. Bedroom 1 has a range of fitted wardrobes and fabulous views to the front and rear. Bedroom 2 also a double with pleasant aspect to the front. Bedroom 3 has fitted wardrobes and views to the rear. The Shower Room is fitted with a suite comprising wash basin with vanity storage and walk in shower enclosure with mains shower over. There is a separate WC.

The Front Garden has lawn, well stocked beds and borders, mature trees and paved driveway to the Garage. The Landscaped Rear Garden has a patio, lawn and well stocked beds and borders with a range of plants and shrubs.

This property is conveniently situated for village amenities in Heddon-on-the-Wall, including primary school, pubs, garage and shop. There is good access to the A69 as well as good road and public transport links into the city.

Entrance Hall 7'2" x 8'0" (2.206 x 2.454)

Lounge 20'9" x 11'9" (6.345 x 3.588)

Kitchen 10'7" x 4'10" (3.246 x 1.498)

Dining Room 10'10" x 9'0" (3.310 x 2.753)

Utility Room 9'4" x 5'7" (2.857 x 1.713)

Garage 20'11" x 7'10" (6.378 x 2.40)

First Floor Landing

Bedroom 1 13'10" x 12'5" (4.223 x 3.795)

Bedroom 2 16'5" x 10'1" (5.025 x 3.078)

Bedroom 3 13'0" x 10'6" (3.963 x 3.210)

Shower Room 5'2" x 7'1" (1.594 x 2.166)

Separate WC



**2023
WINNER**

**ESTAS
★★★★★**

Verified reviews from homemovers



Energy Performance: Current D Potential B

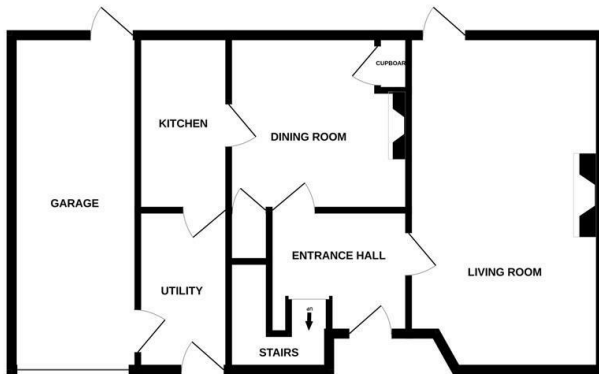
Council Tax Band: D

Distance from School:

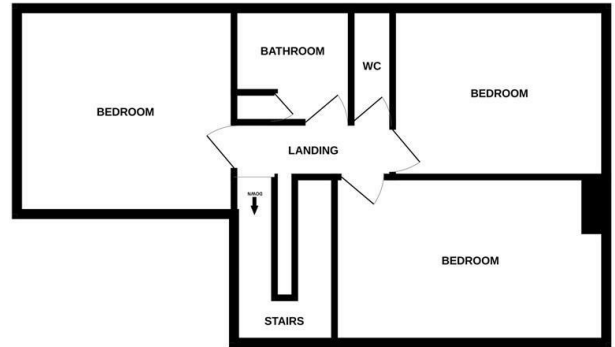
Distance from Metro:

Distance from Village Centre:

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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