



6 bed detached house to buy in

Farmhouse, Thropton, Morpeth,
Northumberland, NE65 7LT

£650,000

 x 6  x 7  x 3

Tenure

Freehold

Property features

- ✓ NO UPPER CHAIN
- ✓ FARMHOUSE
- ✓ SIX BEDROOMS
- ✓ EPC Rating E

Driveway parking

Garden

Key Information

- ✓ Council Tax: Band F
- ✓ EPC Rating: E
- ✓ Heating supply: Oil
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: Cable
- ✓ Mobile signal: Good

Arrange a viewing

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Charming Detached Northumbrian Farmhouse in the Village of Thropton, available with NO UPPER CHAIN!

This substantial property boasts six double bedrooms with breathtaking views towards the Simonside Hills and Coquet Valley.

Demesne Farmhouse is an excellent family home offering extensive and versatile living space arranged over two floors. This well appointed property has brand new double glazed windows through out and recently updated lounge, bedrooms and kitchen to a high standard.

The property briefly comprises - spacious hallway, sitting room, open plan lounge and dining room, conservatory, bar, rear lobby, cloak room wc, utility room, store room, farmhouse kitchen, ground floor bedroom with en suite bathroom. First floor landing, five double bedrooms three with en suite and two further shower rooms.

A timber workshop with power and light could be utilised as an office.

Externally the property has driveway parking for 6-8 cars, beautiful matured gardens with stunning rural views, wood built summerhouse.

Thropton Village has a range of amenities including two public houses, village shop with petrol station and local school. A range of further amenities are available in the market town of Rothbury with traditional shops, leisure facilities and schooling. The larger market towns of Alnwick and Morpeth are easily accessed and the city of Newcastle Upon Tyne is approximately 22 miles to the south.

In accordance with The Estates Agents Act of 1979 we must make any potential purchasers aware that the vendor of this property is a connected party of Keith Pattinson Limited.

To view please call the Morpeth team.

Council Tax Band: F

Tenure: Freehold

Price: £650,000

Property Type: Detached House

USPs: Garden

Parking: Driveway

Construction materials: Stone built

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Oil

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Septic Tank

Air conditioning: No

Broadband: Cable

Mobile signal coverage: Good

Entrance Hallway

Brand new front door leading to spacious hallway, balustrade staircase leading to the first floor landing, door to inner lobby with access to under stair storage cupboard.



Sitting Room

4.60m x 4.11m (15'1" x 13'5")

Traditional reception room, stunning period fireplace with marble surround and arched cast iron inner with open fire, front elevation window with stunning views of Simonside hills.



Lounge

8.60m x 4.57m (28'2" x 14'11")

A fantastic versatile reception room with open plan arrangement to the dining area. Original fireplace with cast iron multi fuel stove. Dining area with double French doors leading to conservatory.



Conservatory

5.60m x 3.70m (18'4" x 12'1")

A wonderful addition to this home with superb views towards the Simonside Hills, double glazed windows and access door to the patio. This L Shaped conservatory approx width 2.13m widening to further 3.7m



Bar/Snug Room

3.18m x 3.89m (10'5" x 12'9")

The perfect entertaining room with glazed roof, access door to boiler room.



Rear Lobby

With access to the rear of the property.

Cloakroom

Close coupled wc, pedestal wash hand basin, opaque glazed window.

Utility Room

2.13m x 1.80m (6'11" x 5'10")

With a range of cabinets, work surface, plumbed for washing machine, Velux window, door to store room.

Country Kitchen

4.85m x 4.70m (15'10" x 15'5")

Just renovated! Traditional country style kitchen & breakfasting room. Oil fired four oven Aga with two hotplates, warming plate, storage shelf with hanging rail, recessed pantry cupboard, two rear external windows, a good range of floor and wall cabinets, twin Belfast sink with splash back tiling, beamed ceiling and seating area.



Ground Floor Bedroom

3.99m x 3.78m (13'1" x 12'4")

A spacious double bedroom with window to side elevation, fitted wardrobe, recessed shelving cupboard, door to en suite.



Ground Floor Bedroom En Suite

3.33m x 2.11m (10'11" x 6'11")

Brand New beautifully designed bathroom suite with vanity unit and hand basin, close coupled wc, roll top feature bath, corner shower cubical, ceiling spot light, radiator, double glazed window.



First Floor Landing

Balustrade handrail, skylight window, access to bedrooms and bathroom.

Bedroom Two

4.01m x 4.57m (13'1" x 14'11")

Double bedroom with views to Simonside and west to the Coquet Valley, period fire place, cast iron grate tiled inset, wash hand basin, splash back tiling.



Bedroom Two Shower Room

2.46m x 1.63m (8'0" x 5'4")

Adjacent to bedroom two, pedestal wash hand basin, close coupled wc, period style fittings, corner shower cubical, extractor fan.



Bedroom Three

3.96m x 4.60m (12'11" x 15'1")

Double bedroom with views over Simonside Hills, period fireplace with marble surround, cast iron inner, picture rail, door to en-suite.



En Suite Bathroom to Bedroom Three

2.46m x 1.63m (8'0" x 5'4")

White suite with close coupled wc, pedestal wash hand basin, panelled bath with shower over window to front elevation with Simonside views.



Bedroom Four

3.81m x 2.95m (12'6" x 9'8")

Double bedroom with two rear elevation windows door leading en suite.



Bedroom Four En Suite

2.13m x 1.63m (6'11" x 5'4")

White suite with pedestal wash basin, close coupled wc, corner shower cubical.



Bedroom Five

3.79m x 3.33m (12'5" x 10'11")

Double bedroom with views over the Coquet Valley, cast iron fire place, picture rail.



Bedroom Five Shower Room

2.18m x 1.55m (7'1" x 5'1")

Pedestal wash hand basin, close coupled wc, corner shower cubical, opaque glazed window.



Bedroom Six

Double bedroom with skylight window, sash window, cast iron fire place.



En-Suite to Bedroom Six

2.13m x 3.02m (6'11" x 9'10")

Pedestal wash hand basin, close coupled wc, corner shower cubical, lockable store cupboard.



Parking

Generous driveway with parking for multiple vehicles.



Garden

Mature gardens with well stocked beds and trees, lawn area, gravel pathway leading to the main entrance door, the garden extends around the front and side of the property.



Floorplan





This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		
(69-80) C		72
(55-68) D		
(39-54) E	48	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		
	EU Directive 2002/91/EC	

Farmhouse, Thropton, Morpeth, Northumberland, NE65 7LT

Contact your local branch today for more information on this property:

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