



To buy

### 3 bed lodge to buy in NE65

Percy Wood Golf & Country Retreat,  
Swarland, Morpeth, Northumberland,  
NE65 9JW

# £89,000

 x3  x2  x1

Allocated parking

### Property features

- ✓ Large 42 x 20 lodge with new wrap-around decking and stunning views
- ✓ Over looking a 5\* Golf Course
- ✓ Fully Furnished
- ✓ Close to sandy beaches, dramatic castles and walking / cycling routes
- ✓ 11 month holiday home park.

## Key Information



Heating supply: Electric

## Arrange a viewing

Darren Tynan  
Branch Manager  
Alnwick

01665 639110  
alnwick@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

## Description

Detached luxury holiday lodge | Three bedrooms | Peaceful woodland setting | Brand New Decked Terrace | Bright open-plan living accommodation

Pattinson Estate Agents are delighted to welcome to the market South Vista Lodge.

Rare to the market- a three-bedroom detached lodge offering a peaceful escape in the heart of Northumberland. Beautifully presented throughout and offered fully furnished, this inviting holiday home is ready to be enjoyed immediately.

The accommodation comprises a double bedroom with en-suite, a double bedroom and a large twin bedroom, served by a contemporary family bathroom. The well-equipped kitchen connects naturally with the dining and lounge areas with an island breakfast bar. A warm and sociable open-plan living space, designed with comfort in mind, and south-facing aspect with large doors opening onto the raised decking.

Externally, the lodge enjoys a prime position with uninterrupted views of the golf course and benefits from a generous decked terrace, ideal for outdoor dining and relaxation. Private parking is available for two vehicles directly outside the lodge.

Situated within easy reach of the historic market town of Alnwick, the picturesque harbour at Amble and the stunning Northumberland coastline, the property is ideally placed for exploring miles of beaches, castles, countryside walks and cycling routes. Owners also benefit from access to the on-site golf course, woodland trails, children's play area with additional amenities and eateries just a short drive away.

### Park Fees

Annual park fees include water rates, grounds maintenance and use of the golf course.

The hot tub is included in the sale, however the park requires the hot tub to be removed under new park rules.

To arrange a viewing please contact [Alnwick@pattinson.co.uk](mailto:Alnwick@pattinson.co.uk) or call 01665 639110

Price: £89,000

Property Type: Lodge

Parking: Allocated

Heating: Electric

## Front Elevation

Decking provides ample space for outdoor seating and entertaining.



## Lounge

Open-Plan Living / Dining Room

A spacious, light-filled reception area with ample room for relaxing and dining, featuring an electric flame-effect fire and opening onto the private deck through double access doors.



## Kitchen

Well-appointed fitted kitchen with integrated cooking appliances, fridge, microwave, washing machine and practical storage.



## Master Bedroom

Comfortable double bedroom with en-suite shower room.



## En-Suite Shower Room

Contemporary suite comprising shower, wash basin and WC.



## Bedroom Two

Double bedroom.



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## Family Bathroom

Modern suite comprising bath with shower over, wash basin and WC.



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## Bedroom Three

Twin bedroom.





Percy Wood Golf & Country Retreat, Swarland, Morpeth, Northumberland, NE65 9JW

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

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alnwick@pattinson.co.uk, www.pattinson.co.uk**

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