



3 bed lodge to buy in NE19

Swan Lodge, Otterburn, Newcastle upon Tyne, Northumberland, NE19 1HE

£80,000 Starting Bid

 x 3  x 1  x 1

Tenure

Leasehold

Allocated parking

Property features

- ✓ Lodge with Hot Tub
- ✓ Lovely Woodland Surroundings
- ✓ Three Bedrooms
- ✓ Modern Kitchen and bathroom
- ✓ EPC Rating G

Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: G
- ✓ Heating supply: Electric

Arrange a viewing

Faye McCarthy
Branch Manager
Bedlington

01670 568097
bedlington@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

TO BE SOLD THROUGH CONDITIONAL AUCTION TERMS

A lovely single storey lodge, nicely positioned within picturesque Otterburn Park, Otterburn Village. The park is surrounded by woodlands and the beautiful rolling hills of Northumberland. Otterburn is an attractive quaint village within the Northumberland National Park.

The lodge is finished to a high specification and has its own hot tub and outdoor seating area. Inside the property is offers welcoming accommodation briefly comprising: entrance into an open plan living room and kitchen, the kitchen has integrated appliances and room to house a dining table. An inner hall leads into the stylish bathroom and three bedrooms.

The park allows occupancy 12 months of a year (enquire further) The lodge is currently being used as a holiday let however will suit a variety of buyers.

To obtain further information please contact the sales team on 01670 568097.

For sale through Pattinson Auction under Conditional Terms.

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 988

Price: Starting Bid £80,000

Property Type: Lodge

Parking: Allocated

Heating: Electric

Entrance

Glazed windows and entrance door into the open-plan living room and kitchen.



Open Plan Living Room and Kitchen

6.00m x 4.10m (19'8" x 13'5")

The kitchen and living room are open plan. The living area offers a comfortable space and the kitchen is fitted with a stylish range of wall and base units with complementing work surfaces, sink unit with taps and drainer. There are built in appliances and the kitchen space offers enough room to house a dining table. Wood effect laminate flooring and double glazed windows.



Additional Image



Another Photo



Inner Hall

Access into the bedrooms and bathroom.

Bathroom

A modern suite comprising: wall mounted wash hand basin, low level WC and bathroom with shower over. Effective ceiling down-lighting, double glazed window and panelling to the walls and ceiling.



Bedroom 1

2.90m x 2.50m (9'6" x 8'2")

Double glazed window to the side, wall mounted heater.



Bedroom 2

2.90m x 2.80m (9'6" x 9'2")

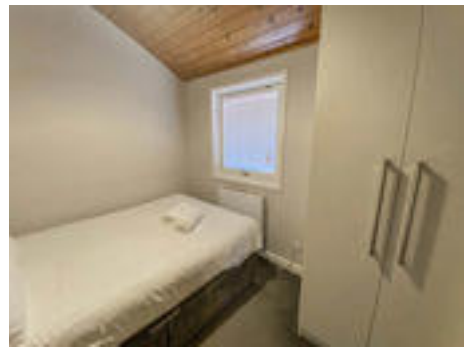
Double glazed window to the rear, wall mounted heater.



Bedroom 3

2.90m x 2.40m (9'6" x 7'10")

Double glazed window and wall mounted heater.




External

There is a decked seating area with a hot tub.

The picturesque woodlands surround the park, it's lovely!

Otterburn Park



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		
(69-80) C		74
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G	15	
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC 

Swan Lodge, Otterburn, Newcastle upon Tyne, Northumberland, NE19 1HE

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

**17-18 Market Place, Bedlington, Tyne & Wear, NE22 5TN, Tel: 01670 568097,
bedlington@pattinson.co.uk, www.pattinson.co.uk**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

