

**To buy**

4 bed detached house to buy in

Main Street, Haltwhistle, Northumberland,
NE49 0DL

£375,000

 x 4  x 2  x 2

Tenure

Freehold

Driveway parking

Garden

Property features

- ✓ Detached Stone Built Character Property
- ✓ Grade II Listed
- ✓ Off-Street Parking
- ✓ Four Double Bedrooms
- ✓ EPC Rating D

Key Information

- ✓ Council Tax: Band E
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: ADSL copper wire
- ✓ Mobile signal: Good

Arrange a viewing

Lucy Sage
Branch Manager
Hexham

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

Pattinson are delighted to bring to the market this substantial stone-built, Grade II Listed detached home, offering generous and characterful accommodation within easy reach of Haltwhistle town centre. The property has been sympathetically renovated over the years, including a replacement roof in the 1990s, while retaining many of its original features and period charm.

The well-maintained accommodation benefits from gas-fired central heating and comprises an entrance hall, two generous reception rooms, inner lobby and a substantial farmhouse-style kitchen/diner with utility area. To the first floor are four double bedrooms, including a principal bedroom with en-suite shower room, together with a family bathroom.

Externally, the property benefits from a generous, predominantly gravelled garden with established planting and a good degree of screening and privacy. There is also ample off-street parking and a paved seating area.

Haltwhistle offers a good range of shops, services and local amenities, together with road, rail and bus connections towards both Newcastle and Carlisle. The town is also well positioned for access to the surrounding Northumberland countryside and many of the area's popular visitor attractions.

A distinctive period home offering substantial accommodation, ample parking and considerable character. Early viewing is highly recommended.

For further information or to arrange a viewing, please contact our Hexham team on 01434 605376.

Council Tax Band: E

Tenure: Freehold

Price: £375,000

Property Type: Detached House

USPs: Garden, Chain free

Parking: Driveway

Construction materials: Stone built

Roofing type: Slate tiles

Heating: Gas

Electric: National Grid

Water: Direct mains water

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire

Mobile signal coverage: Good

Kitchen Diner

A characterful kitchen and dining space featuring exposed ceiling beams and a traditional stone-flagged floor. The kitchen is fitted with a range of wall and base units with complementary work surfaces, incorporating an oven and hob. A central island provides additional preparation and storage space, while the room offers ample space for a dining table and benefits from good natural light.



Reception Room One

A generous and well-proportioned reception room, with space for a large dining table and a large sash-style window providing good natural light. Character features include an attractive fireplace with timber surround and log burner, complemented by timber flooring and traditional panelled doors. Ample space for a range of living room furniture.



Reception Room Two

A further spacious reception room offering excellent flexibility as a sitting room, or family room. Features include a traditional fireplace with timber surround, exposed timber detailing and rear door opening onto the garden. Finished with timber flooring, original timber shutters for the sash-style window and a radiator.



Master Bedroom

A spacious double bedroom with neutral décor and sash-style window framed with original timber shutters, providing excellent natural light. The room benefits from ample space for freestanding bedroom furniture and built in storage. Traditional timber doors add to the character of the room, with access to the adjoining en-suite.



Master En-Suite

Fitted with a shower enclosure, wash hand basin and WC. The room benefits from a large sash-style window with traditional timber shutters, patterned tiled flooring and part-tiled walls.

Bedroom Two

A well-proportioned double bedroom with a large sash-style window providing plenty of natural light. Finished in neutral tones with character fireplace feature, radiator and useful built-in storage.



Bedroom Three

A further good-sized double bedroom with neutral décor and radiator. A sash-style window provides natural light, while exposed timber detailing adds further character.



Bedroom Four

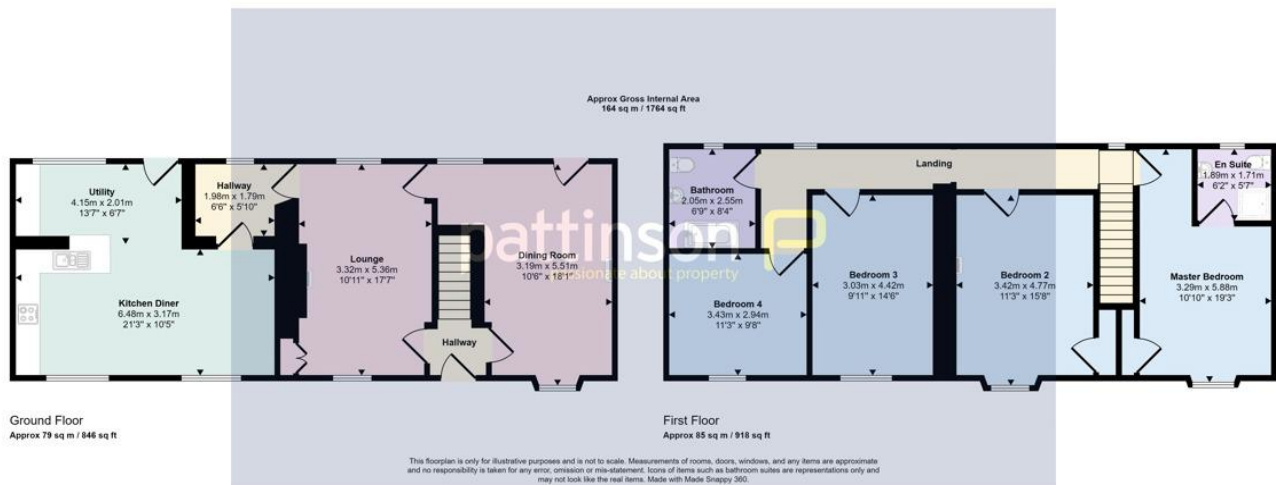
A versatile fourth bedroom, suitable for use as a bedroom, home office or study. The room features a sash-style window, radiator and exposed timber detail to the ceiling.



Family Bathroom

A particularly characterful bathroom fitted with a traditional freestanding roll-top bath, pedestal wash hand basin and WC. Features include striking black-and-white tiled flooring, part-tiled walls and a large sash-style window.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		83
(69-80) C		
(55-68) D	55	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Main Street, Haltwhistle, Northumberland, NE49 0DL

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

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