

SIGNATURE

NORTH EAST

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 Sandstone Close, Ellington NE61 5FP

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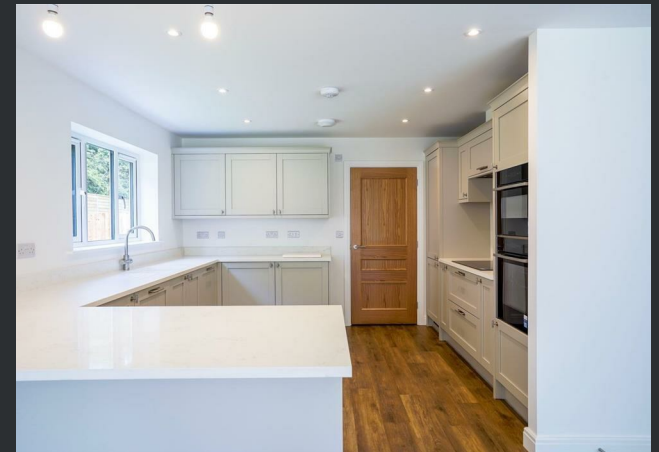
Asking Price
£699,950

Signature North East are delighted to welcome this impressive new build four bedroom detached property to the market. Located in Ellington, Morpeth, the home is set within an exclusive development and offers generous accommodation throughout. With its proximity to the beautiful Northumberland coast, surrounding green spaces and a range of local amenities nearby, the property provides the perfect balance of rural charm and everyday convenience. Cresswell beach is just a short drive away, while Morpeth town centre can be reached in approximately 15 minutes, offering excellent access to both coastal and town living.

Upon entering the property, you are welcomed into a central hallway which also provides access to a convenient ground floor W.C. From here, the heart of the home unfolds into a large open plan family room, dining area and kitchen, ideal for modern living and entertaining. Bi-fold doors open directly onto the rear garden, creating a seamless indoor-outdoor flow. Adjacent to the kitchen is a practical utility room with access to both the garage and the exterior. A spacious living room, also benefiting from bi-fold doors to the garden, along with a study, complete the ground floor accommodation.

Continuing to the first floor, you will find four generously sized bedrooms, all of which can comfortably accommodate double beds along with additional furnishings. The primary bedroom benefits from its own en-suite shower room and a private balcony, while bedroom two also features an en-suite. Completing this level is the family bathroom, finished to a high standard.

Externally, the property boasts a large wrap-around garden. To the front of the home, there is a substantial driveway providing ample off-street parking, further enhancing the practicality and appeal of this impressive family home.



PLEASE NOTE THAT THE VENDOR HAS CERTIFIED THE PROPERTY INFORMATION AND IMAGES.

PROPERTY FLOORPLAN

Measurements:

- Living Room
11'9" x 15'1"
- Family / Dining Area
11'9" x 11'9"
- Kitchen
11'10" x 11'9"
- Study
10'0" x 9'4"
- Utility
5'11" x 4'5"
- W.C
4'5" x 4'5"
- Bedroom One
13'3" x 11'9"
- En-Suite
4'5" x 6'8"
- Bedroom Two
12'3" x 11'10"
- En-Suite
4'5" x 6'8"
- Bedroom Three
10'10" x 9'11"
- Bedroom Four
10'5" x 9'4"
- Bathroom
7'4" x 5'11"



For illustrative purposes only

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







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