

RICKARD

CHARTERED SURVEYORS & ESTATE AGENTS

6 NORMAN TERRACE MORPETH NORTHUMBERLAND NE61 1UQ



- Three Bedroom Terrace
- Garden & Yard
- Excellent First Time Buy/Buy To Let
- Council Tax Band B

- Two Reception Rooms
- Town Centre Location
- EPC Rating D
- Freehold*

Price £150,000

6 NORMAN TERRACE MORPETH NORTHUMBERLAND NE61 1UQ

A three bedroom, mid terrace home with garden situated in Middle Greens, within Morpeth Town Centre. The property has convenient access to the Towns wide range of amenities and the area is also within good proximity to the train station and road links to the wider region. The accommodation has double glazing, gas central heating and briefly comprises of:- Entrance hall, lounge, dining room, kitchen, first floor landing, three bedrooms and bathroom/wc. Externally there is an enclosed rear yard and a good size garden across the footpath to the front. Properties in this locality are often popular with a range of purchasers including families and investors looking for buy to lets.

ENTRANCE HALL

Entrance door to front and stairs leading to first floor.

LOUNGE

14'1" x 14'3" maximum measurements (4.31 x 4.35 maximum measurements)

Double glazed window to front, radiator, gas fire in surround, television point.



DINING ROOM

8'6" x 18'9" (2.61 x 5.72)

Double glazed window to rear, radiator, built in under stair storage cupboard.



KITCHEN

13'7" x 6'10" (4.15 x 2.10)

Fitted wall and base units with roll top work surfaces and 1.5 sink drainer unit with mixer tap. There is plumbing for a washing machine and a wall mounted Alpha central heating boiler. Double glazed window to side, radiator and external door to the rear yard.



FIRST FLOOR LANDING

Access to loft.

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BEDROOM ONE

9'10" x 13'4" excluding wardrobes (3 x 4.07 excluding wardrobes)
Double glazed window to front, radiator, fitted wardrobes to alcoves.



BEDROOM TWO

9'4" x 11'0" (2.87 x 3.36)
Double glazed window to rear, radiator.



BEDROOM THREE

7'7" x 9'10" max (2.32 x 3.02 max)
Double glazed window to front, radiator, built in storage cupboard over stairs.



BATHROOM/WC

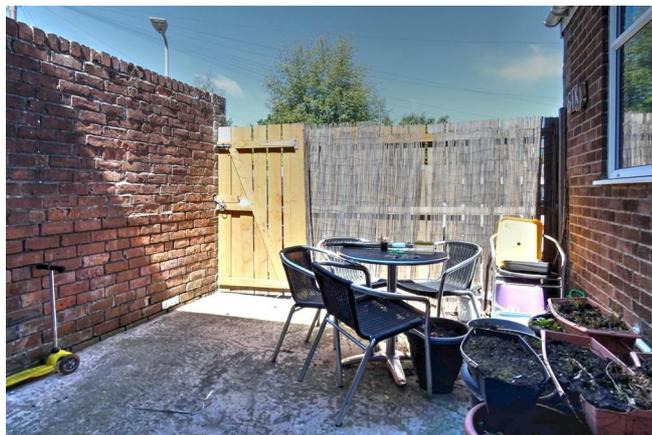
Low level wc, panelled bath, electric shower in cubicle, pedestal was hand basin. Double glazed window to rear, radiator.



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EXTERNALLY

The front of the property has a good size, enclosed garden which is accessed over the path to the front of the property. The rear has an enclosed yard with access to the rear lane.



GENERAL INFORMATION

All fixtures and fittings mentioned in these particulars are included in the sale, all others in the property are specifically excluded.

Photographs are reproduced for general information and it must not be inferred that any item is included for sale within the property.

GOOGLE MAPS - GENERAL NOTE

If you are using Google Maps, satellite or Street View please be aware that these may not show any new development in the area of the property.

TENURE & COUNCIL TAX BAND

*We have been advised that the property is Freehold.

We cannot verify the Tenure of the property as we do not have access to the documentation. Purchasers must ask their legal advisor to confirm the Tenure.

Council Tax Band B - Taken from Gov.uk website June 2022.

VIEWING ARRANGEMENTS

BY PRIOR ARRANGEMENT THROUGH OUR MORPETH OFFICE (01670) 513533

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COVID 19 - VIEWING ADVICE

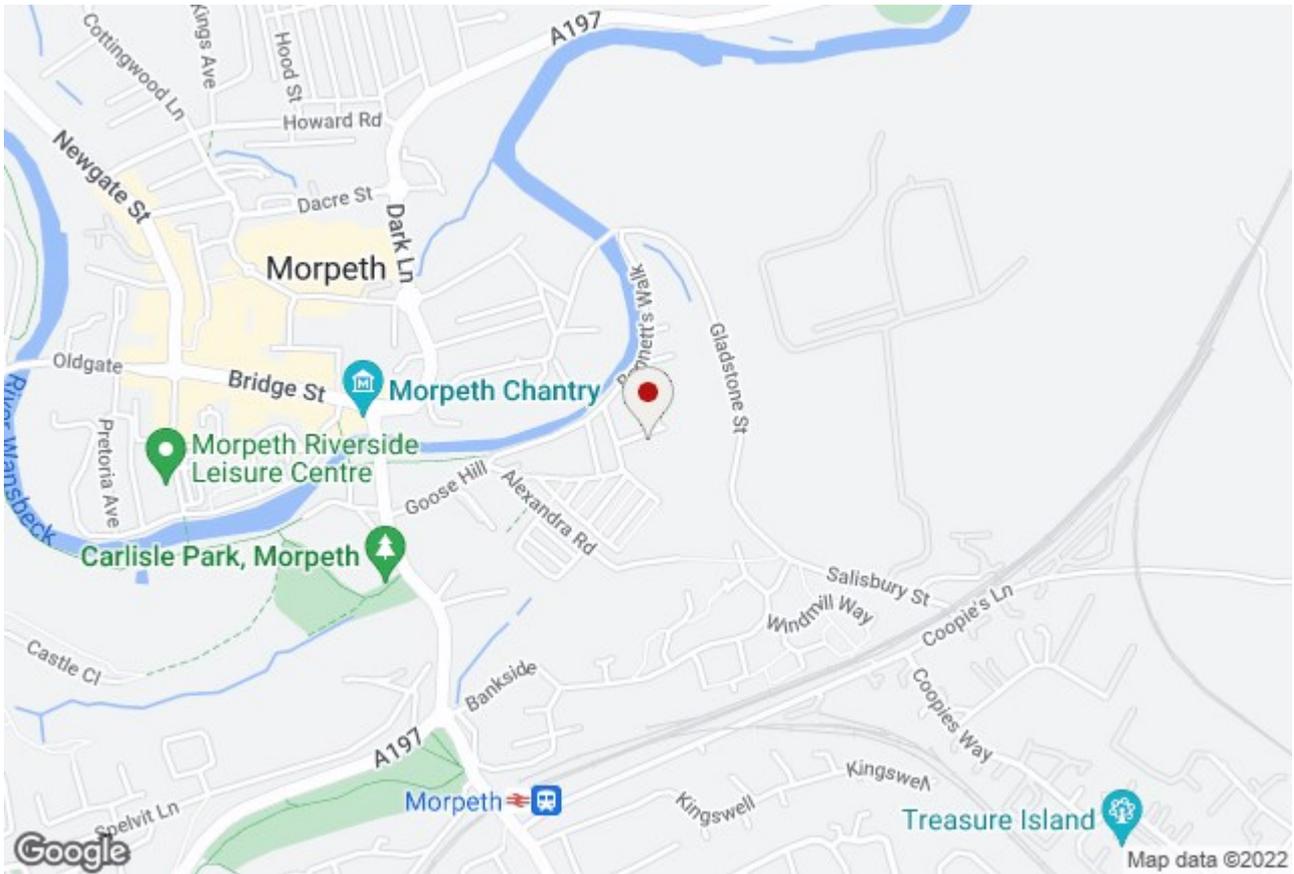
Advice For Buyers/Viewers - If anyone in the household has or develops symptoms or is self isolating then viewings should not go ahead. Please inform us as soon as possible if this is the case

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	58	68
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	



17/18 Laburnum Terrace, Ashington NE63 0JA Tel: 01670 812145 Fax: 01670 522765 Email: ashington@rickard.uk.com
 25 Newgate Street, Morpeth NE61 1AW Tel: 01670 513533 Fax: 01670 518398 Email: morpeth@rickard.uk.com
 6 Havelock Street, Blyth NE24 1AB Tel: 01670 356613 Fax: 01670 369155 Email: blyth@rickard.uk.com