

RICKARD

CHARTERED SURVEYORS & ESTATE AGENTS

16 HARTHOPE ELLINGTON MORPETH NE61 5ET



- CONTEMPORARY KITCHEN
- NO ONWARD CHAIN
- MAKE A LOVELY FAMILY HOME OR FIRST TIME BUY
- EPC RATING D
- READY TO MOVE INTO
- UPDATED TO A HIGH STANDARD
- COUNCIL TAX BAND A
- POPULAR HIGHTHORNE ESTATE

Offers Over £150,000

16 HARTHOPE ELLINGTON MORPETH NE61 5ET

Welcome to this charming terraced house located in the picturesque village of Ellington, Morpeth. This property boasts a cosy reception room, perfect for relaxing with family and friends. With three inviting bedrooms, there's plenty of space for everyone to enjoy.

Situated in a peaceful cul-de-sac on the Highthorn Estate, this home offers a tranquil environment with parking available for one vehicle, ensuring convenience for residents. The property is ready to move into, allowing you to settle in quickly and start creating new memories.

The contemporary kitchen is a standout feature, providing a stylish and functional space for cooking and dining. The modern shower room adds a touch of luxury to your daily routine, offering a refreshing experience.

With no onward chain, the process of making this house your home is made even smoother. Don't miss out on the opportunity to own this delightful property in a sought-after location. Book a viewing today and envision the life you could lead in this wonderful home.

GROUND FLOOR

PORCH

Entered via a double glazed door, double glazed windows.



LOUNGE

15'9 x 11'9 (4.80m x 3.58m)

Double glazed bow window, radiator, storage cupboard.



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KITCHEN DINER

12'5 x 18'9 (3.78m x 5.72m)

Two double glazed windows, double glazed door to the rear, two Velux windows, radiator, excellent range of contemporary high gloss wall, drawer, larder and base units with complimenting granite work tops and upstands, built in oven, microwave, hob with granite splash back and extractor hood above, sink, mixer tap, integrated fridge, freezer, dish washer and washing machine, laminate flooring, downlights to the ceiling.



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DINING AREA



FIRST FLOOR

LANDING

Storage cupboard, access to the boarded loft via pull down ladders.

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MASTER BEDROOM

8'7 x 11'8 to wardrobes (2.62m x 3.56m to wardrobes)

Double glazed window, radiator, built in wardrobes.



BEDROOM TWO

8'9 x 8'10 (2.67m x 2.69m)

Double glazed window, radiator, built in wardrobes.



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BEDROOM THREE

9' x 6'2 (2.74m x 1.88m)

Double glazed window, radiator, storage cupboard.



REFITTED SHOWER ROOM

6' x 8'2 (1.83m x 2.49m)

Double glazed window, tiled flooring, Porcelain tiles to the walls, double shower with a water fall shower head attachment, low level wc, wash hand basin set in a vanity unit, heated ladder towel rail, upvc cladding to the ceiling with down lights.



EXTERNALLY

FRONT

Porcelain tiling, gated access to the street



DETACHED GARAGE

With a up and over door.

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REAR

Porcelain tiling, gated access to the street



MORTGAGES

Why not make an appointment to speak to our Independent Mortgage Adviser?

PLEASE NOTE:

Your home may be repossessed if you do not keep up repayments on your mortgage.

Oracle Financial Planning Limited will Pay Rickard 1936 Ltd a referral fee on completion of any mortgage application

TENURE:

WE UNDERSTAND THE PROPERTY IS FREEHOLD. HOWEVER, WE ARE NOT QUALIFIED TO VERIFY THE TENURE ON ANY PROPERTY AND YOUR SOLICITOR SHOULD BE CONSULTED REGARDING THIS.

MATERIAL INFORMATION ASHINGTON

Material information is no substitute for professional advice, and consumers should be aware that the information collected may not accurately reflect the full extent of the property condition which would be covered through a home survey.

Efforts have been made to ascertain as much information as possible with regards to material information but this information is not exhaustive and cannot be fully relied upon, purchasers will need to seek further clarification from their legal advisor.

Electricity Supply - Mains

Water Supply - Mains

Sewerage Supply - Mains

Heating - Mains GCH

Broadband - Available - Including Ultrafast broadband. (Ofcom Broadband checker October 2024)

Flood Risk - River and Sea - Low Risk

Coalfield & Mining Areas - The Coal Authority indicate that this property is located on coalfield. Your legal advisor will be able to advise you of any implications of this.

There has been no failed transactions on the property, please contact us should you wish further information.

STANDARD INFORMATION

These particulars are produced in good faith, and are set out as a general guide only, they do not constitute part or all of an offer or contract.

The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. No apparatus, equipment, fixtures, fittings or services have been tested and it is the buyer's responsibility to seek confirmation as to the working condition of any appliances.

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

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

MORTGAGE

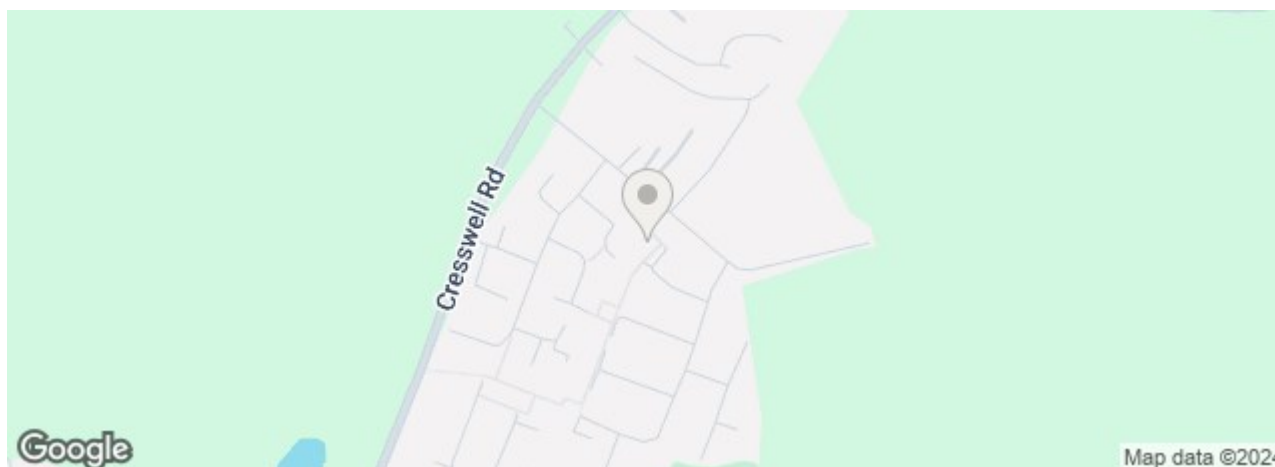
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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		80
(69-80) C	62	
(55-68) D		
(39-54) E		
(21-38) F		



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