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ST CUTHBERTS ROAD, MARLEY HILL, NE16

Offers Over £500,000

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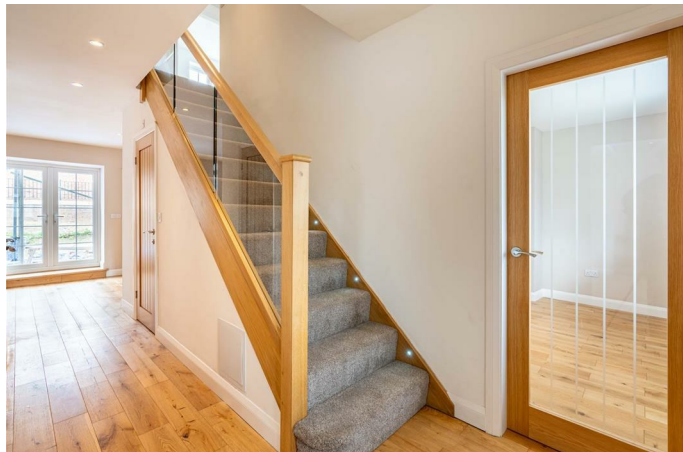


Brunton Residential are delighted to present this exceptional stone-built heritage home one of the first original properties in Marley Hill thoughtfully restored to combine period character with contemporary living. Situated on a private road within an exclusive development, it enjoys open countryside views across the Tanfield Railway corridor and offers excellent transport links to Whickham, Sunnyside, the A1, and the Metrocentre.

This unique residence provides a rare opportunity to enjoy modern, spacious living within a beautifully preserved historic setting.

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The welcoming entrance hallway features a bespoke oak-and-glass staircase, leading to a bright lounge with a log-burning stove and views toward the front garden. At the heart of the home lies a stunning open-plan kitchen/dining/living hub, anchored by a second log-burning stove and bifold doors opening to the rear garden and patio an ideal space for entertaining, family living, or home working. A luxury ground-floor shower room with WC, a separate utility, and additional storage complete this level.

The principal bedroom suite features fitted wardrobes and a luxury en-suite bathroom, with the option to extend into the adjoining bedroom for use as a dressing room, nursery, or private office. There are five bedrooms in total three front-facing doubles enjoying countryside views and two further bedrooms overlooking the landscaped rear garden. A fully tiled family bathroom offers both a bath and separate shower.

Externally, the property enjoys a beautifully landscaped rear garden combining lawn and patio areas, with scope for outdoor entertaining or a hot tub. To the front, an enclosed cottage-style lawn enhances kerb appeal, while opposite the home sits a substantial detached double garage/workshop with electric roller doors, power, lighting, and excellent storage ideal for hobbies, classic cars, or a home business. Generous driveway parking is provided across the plot.



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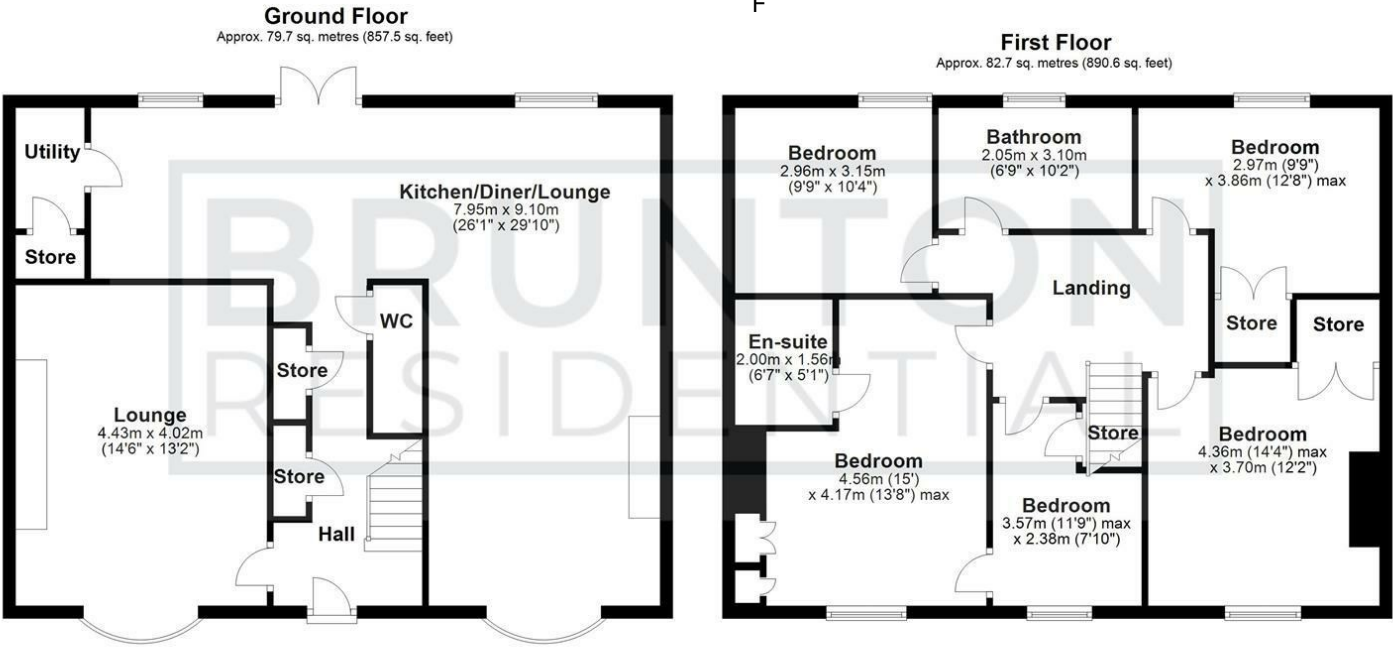
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TENURE : Freehold

LOCAL AUTHORITY :

COUNCIL TAX BAND : F

EPC RATING : D



Total area: approx. 162.4 sq. metres (1748.1 sq. feet)

All measurements are approximate and are for illustration only.
Plan produced using PlanUp.

