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Hugh Percy Court

St. Mary Park Morpeth, NE61 6FD

FIRST FLOOR APARTMENT - SOUGHT AFTER LOCATION - FANTASTIC CONDITION

Brunton Residential are delighted to offer this first floor apartment in Hugh Percy Court located in the ever-popular St. Mary Park in Stannington near Morpeth. This bright, two bedroom property offers ample living accommodation as well as off-street parking and garage.

£170,000

31 Hugh Percy Court

St. Mary Park Morpeth, NE61 6FD



This property has been enhanced by the current owner and has stylish accommodation which briefly comprise of; entrance hallway with store cupboard providing access to all rooms. There is a bright lounge with windows on two sides allowing natural light to pour in. This leads to the modern kitchen which has a range of wall and floor units with coordinated work surfaces and fitted appliances. There are two double bedrooms within the property and the large master bedroom provides access to an ensuite shower room and balcony overlooking the communal gardens.

Externally, the property is surrounded by gardens, with pathways and seating areas. The property benefits from an off-street parking space and garage.

ON THE FIRST FLOOR

Hallway

Lounge

13'6" x 17'8" (4.12m x 5.38m)

Kitchen

7'10" x 8'4" (2.39m x 2.54m)

Bedroom

20'11" x 10'6" (6.37m x 3.19m)

En-suite

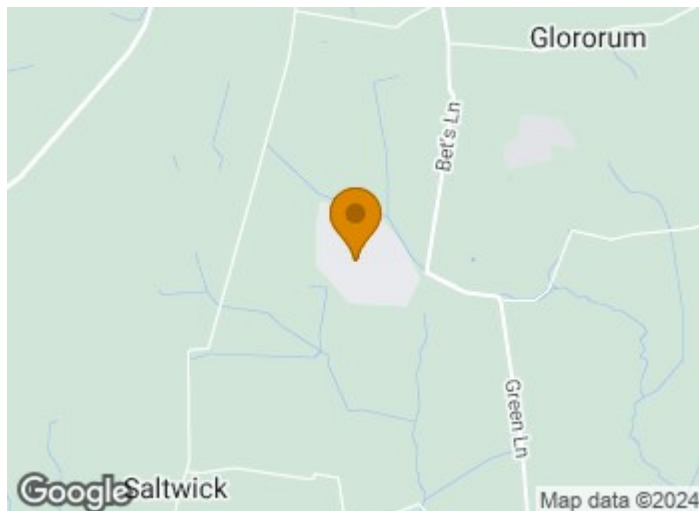
Balcony

Bedroom

8'10" x 11'1" (2.70m x 3.37m)

Bathroom

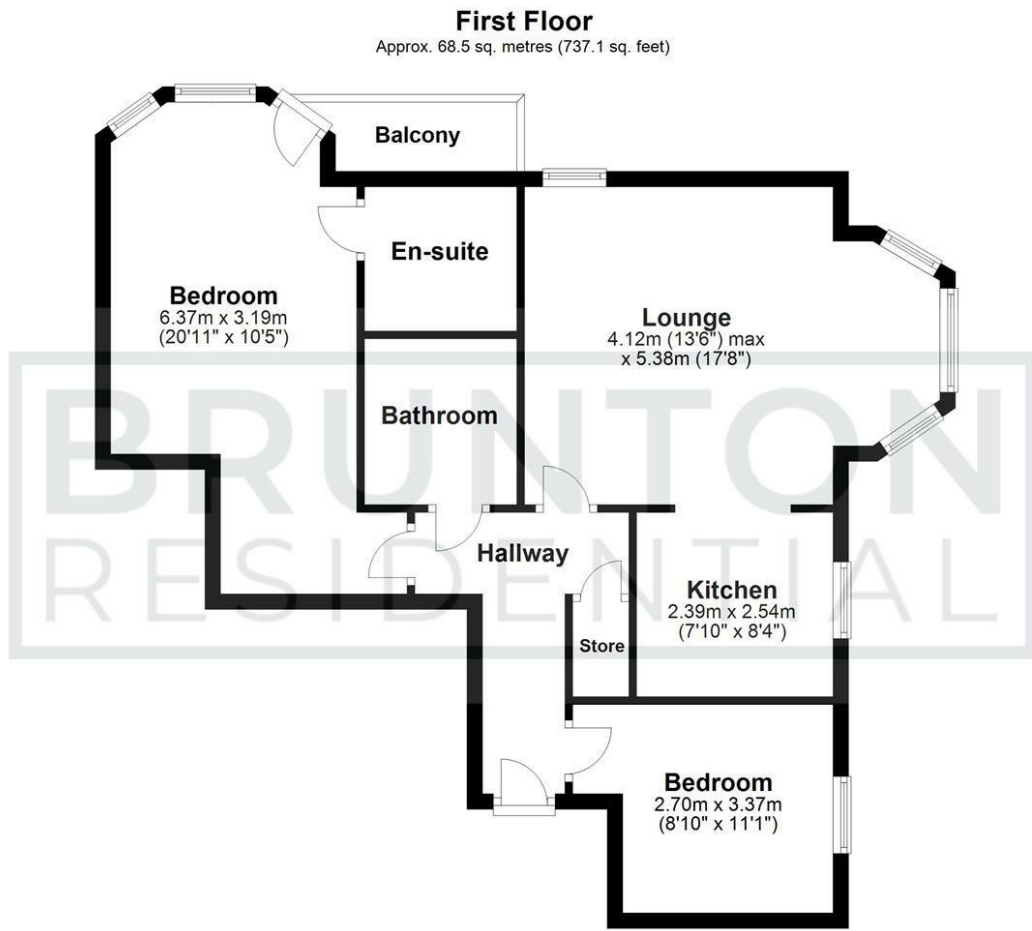
Disclaimer



- FIRST FLOOR APARTMENT
- TWO BEDROOMS
- WELL PRESENTED
- BRIGHT & SPACIOUS
- BALCONY
- DRIVEWAY & GARAGE
- POPULAR LOCATION



Floor Plan



Total area: approx. 68.5 sq. metres (737.1 sq. feet)

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

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

| Energy Efficiency Rating | Current | Potential | Environmental Impact (CO ₂) 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 | 82 | 82 | 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 | | England & Wales | EU Directive 2002/91/EC | |