

BRUNTON

RESIDENTIAL



WEST VIEW TERRACE, FELLSIDE, HEXHAM

£225,000

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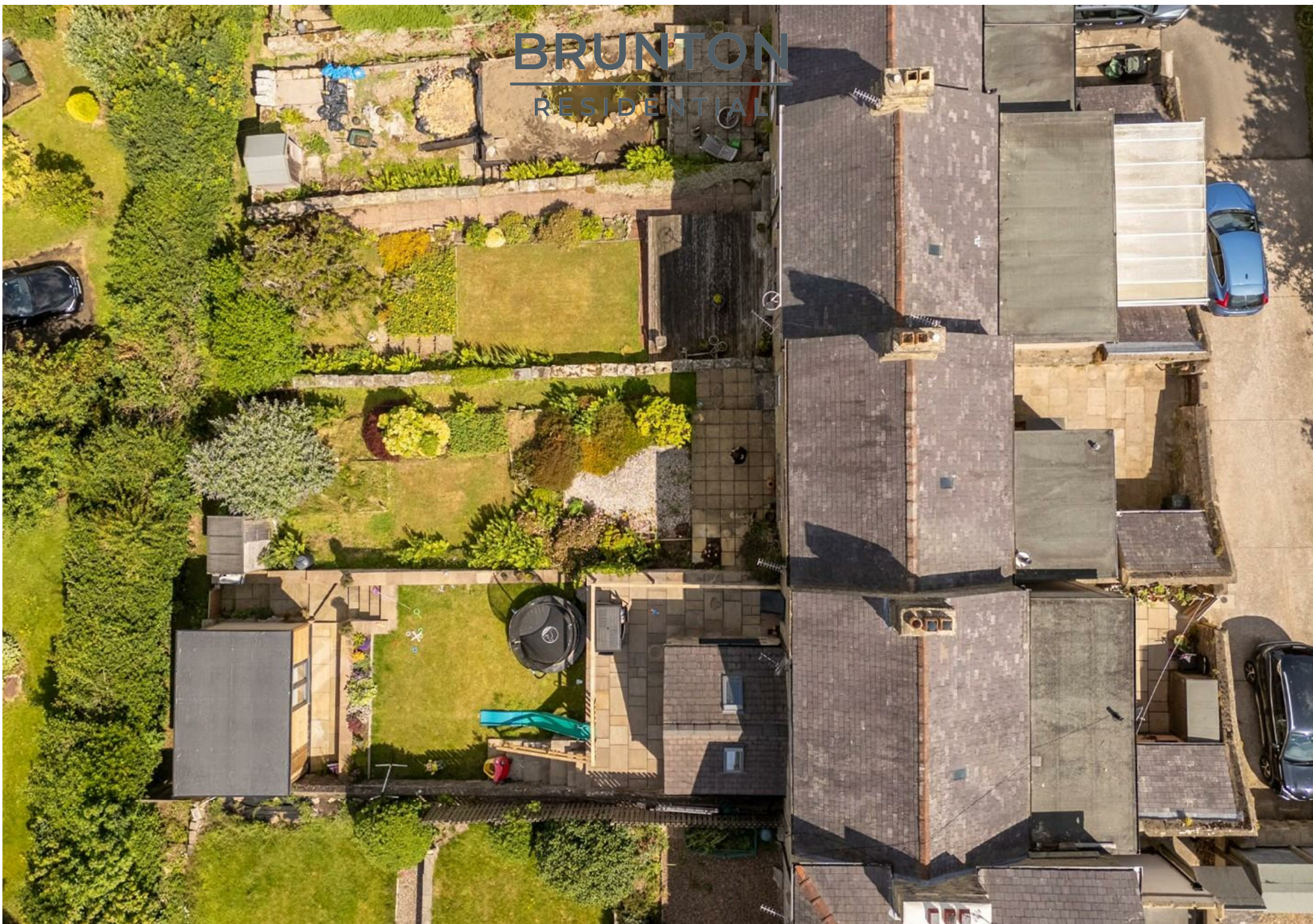
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Brunton Residential is pleased to present this great mid-terraced home, offering a spacious reception room, a generous kitchen, two well-proportioned bedrooms, a family bathroom, and large front garden and rear courtyard.

This stone-built property is ideally located on West View Terrace in Hexham. Set in an elevated position, it boasts uninterrupted views across Hexham and the surrounding countryside. Just a short stroll away, you'll find convenient access to Hexham's lively town centre, with a fantastic array of shops, cafes, restaurants, and amenities.

Hexham offers excellent transport links, with easy access to the A69, connecting you to Newcastle and Carlisle. The town is well-served by regular bus services and Hexham train station provides direct rail links to Newcastle and beyond. For families, Hexham is home to a range of highly regarded schools, including both primary and secondary options, making it a great location for those with children.

No onward chain.

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Access to the property is through the West facing front door that leads into a hallway, with stairs ascending to the first floor. To the right is a spacious lounge featuring a large window with views over Hexham. The room also boasts a charming feature fireplace, built-in shelving, and a large cupboard tucked under the stairs.

At the rear of the property, you'll find a well-appointed kitchen with a range of base and wall units. This leads to a convenient utility room with ample counter space and provision for various appliances. An external door from the utility room opens to the rear yard.

On the first floor, there are two bedrooms. The master bedroom is generously sized and includes two double wardrobes. The family bathroom, which is also large enough to accommodate a bathtub if desired, features a WC, wash hand basin, and shower.

To the rear, there's a neat, paved courtyard, while the front of the property boasts a substantial lawned garden with patio and gravel areas and mature shrubs and a shed.

This property is offered with no onward chain, and early viewing is highly recommended.



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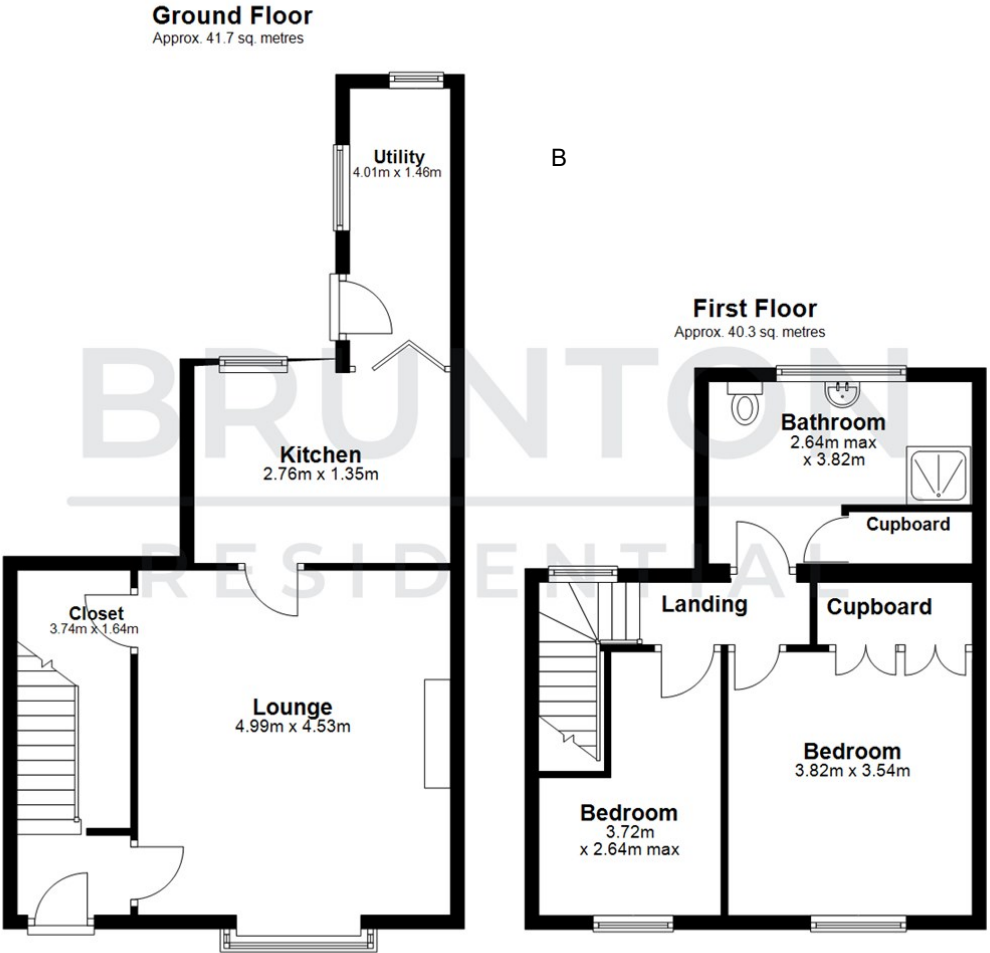
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TENURE : Freehold

LOCAL AUTHORITY : Northumberland CC

COUNCIL TAX BAND : B

EPC RATING : D



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



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		
	66	79
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) 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	