

BRUNTON
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ASHLEY GARDENS, ST. MARY PARK, MORPETH, NE61

Offers Over £219,950

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THREE BEDROOMS | OPEN ASPECT VIEWS | GARDENS AND PARKING

Brunton Residential are delighted to offer for sale this lovely semi detached home by Bellway located in the sought after Ashley Gardens, St. Mary Park, Morpeth. This modern property boasts three bedrooms, two bathrooms and a prime location making it perfect for a variety of buyers.

The estate itself offers a bistro pub, new sports pitches as well as pleasant green areas with pathways for residents to enjoy the well maintained grounds. Stannington village offers a successful first school while road links allow easy access to the A1 trunk road and beyond. Morpeth is the nearest town and provides an excellent selection of shops, restaurants, leisure facilities, schooling and rail links.

For more information and to book your viewing please call our team on 01670 202 008

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This home provides practical, bright and airy living space with a contemporary feel and has been improved by the current owners.

On the ground floor, the living room is located towards the front of the property and offers views over the open aspect communal gardens. The modern dining kitchen comes complete with a built-in oven & hob. Access to the rear garden is via French doors in the dining area while a ground floor WC completes this level.

On the first floor, bedroom one benefits from an en suite shower room, while the remaining good sized bedrooms share the family bathroom.

Externally, there is pathway access to the property at the front whilst the enclosed rear garden has paved patio and lawned areas with fenced boundaries. There are also two allocated parking bays for off street parking located to the rear of the home.



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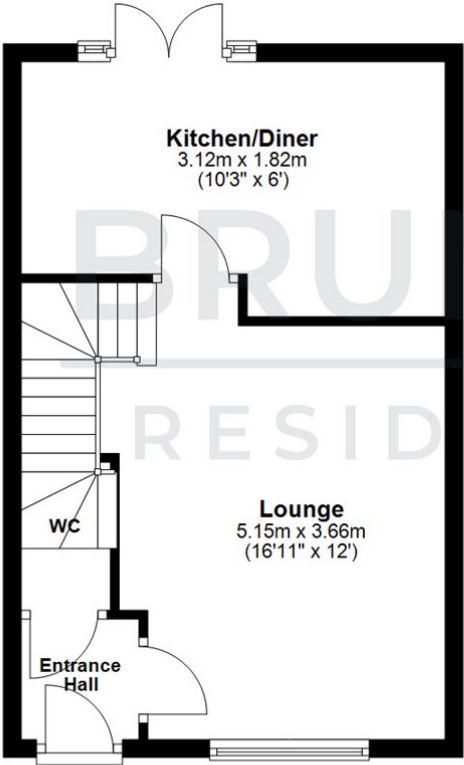
TENURE : Freehold

LOCAL AUTHORITY : Northumberland

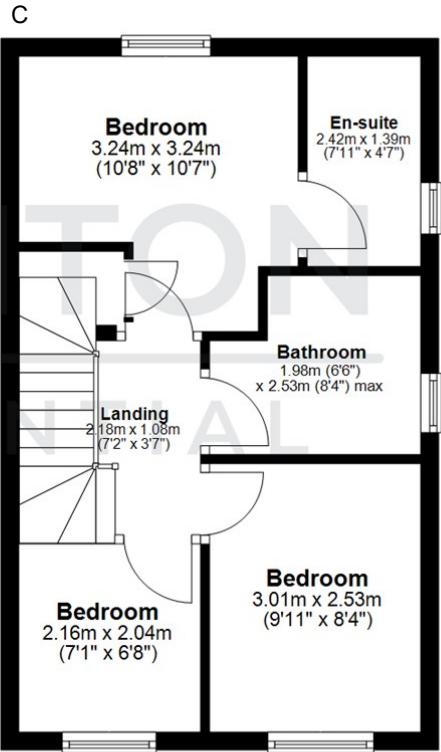
COUNCIL TAX BAND : C

EPC RATING : B

Ground Floor



First Floor



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		96
(81-91) B	84	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
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		
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Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	