



Haughton Mill House

Haughton, Hexham, Northumberland, NE46 4AY

£1200 pcm

Unique three bedroom stone detached property with stunning river views in the hamlet of Haughton on the outskirts of Humshaugh.

- Unique stone detached house
- Large garden
- Idyllic rural location
- Garage
- Stunning river views
- Parking
- Three/four bedrooms
- EPC rating E

Tel: 01434 608980

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DESCRIPTION

Haughton Mill House is a unique three/four bedroom stone detached property with stunning river views in the hamlet of Haughton on the outskirts of the popular village of Humshaugh. The former mill has been refurbished with many of the original features retained which add significantly to the character and charm of the property.

The spacious property comprises of entrance hallway leading to a bright living room with cast iron feature fireplace housing an open fire, study/bedroom, second reception room, kitchen with a range of wall and base units, electric oven, electric hob, separate toilet and utility room with plumbing for washing machine. The first floor has two large bedrooms, the master benefiting from an en-suite with walk in shower, wash hand basin and WC and one single bedroom, family bathroom with panelled bath, wash hand basin and WC.

Externally the property has a large landscaped garden, garage and parking.

SERVICES

Mains water, electricity and drainage are connected. Oil central heating also providing the heating and hot water.

SERVICES

The tenant will be required to meet all outgoings including council tax. The holding deposit, equal to one week's rent is payable upon the start of the application. For all successful applicants any holding deposit will be offset against the security deposit with the agreement of the payee.

CHARGES

£1380 will be lodged with the agents prior to the commencement of the tenancy. This sum will be returned at the termination of the tenancy subject to all commitments having been made.

VIEWINGS

Viewing is strictly by appointment. Arrangements can be made by contacting YoungsRPS, Hexham on 01434 608980.



IMPORTANT NOTE Consumer Protection from Unfair Trading Regulations 2008 and the Business Protection from Misleading Marketing Regulations 2008: We endeavour to make our sales particulars accurate and reliable. They should be considered as general guidance only and do not constitute all or any part of the contract. None of these services, fittings and equipment have been tested. Measurements, where given, are approximate and for descriptive purposes only. Boundaries cannot be guaranteed and must be checked by solid tools prior to exchange of contracts. Prospective buyers and their advisers should satisfy themselves as to the facts, and before arranging an inspection, availability. Further information on points of particular importance can be provided. No person in the employment of YoungsRPS (NE) Ltd has any authority to make or give any representation or warranty whatsoever in relation to this property.



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