



4 Harrogate Cottages
Longframlington



4 Harrogate Cottages, Longframlington, Morpeth, Northumberland, NE65 8EB

Guide Price £155,000

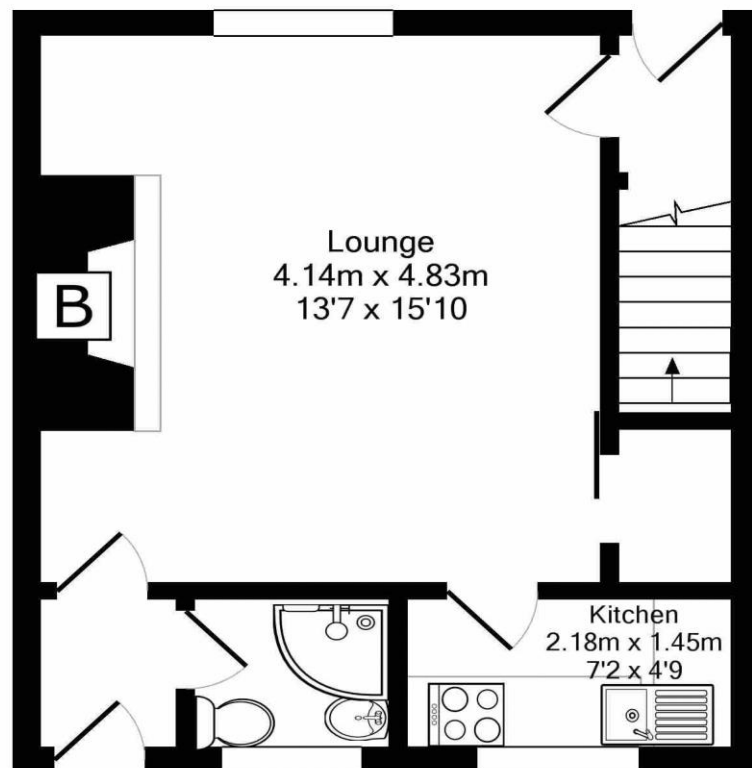
Charming, stone built two bedroom traditional terraced cottage, enjoying a quiet position off Harrogate Lane towards the edge of the pretty village of Longframlington. Set within a small terrace of similar homes, this property offers walkway frontage with mature garden and to the rear, shared pedestrian access. This property has been upgraded by the current owner in recent times, with newly fitted UPVC windows, carpets and flooring and utilised until the end of 2020 as a holiday let investment (Figures available on request)

Entrance lobby to front with decorative tiled floor and stairs leading to first floor | Spacious lounge which has as its focal point an Inglenook style fireplace with wood burning stove, complimented by exposed beams to ceiling and vinyl wood effect flooring | Fitted kitchen which has integrated electric, hob oven and stainless-steel extractor, with freestanding dishwasher and washing machine. (Available by separate negotiation) | Rear lobby with decorative tiled floor and external rear access door | Ground floor shower room/wc | To the first floor | Double bedroom to the front with traditional period cast iron fire surround | Second bedroom to rear, set up at a twin room | Externally- The front of the property is access via a pedestrian walkway across the terrace and there is a generous mature lawned garden, with hedged boundaries and external storage box | The rear is also accessed along the terrace via a surfaced pedestrian walk way.

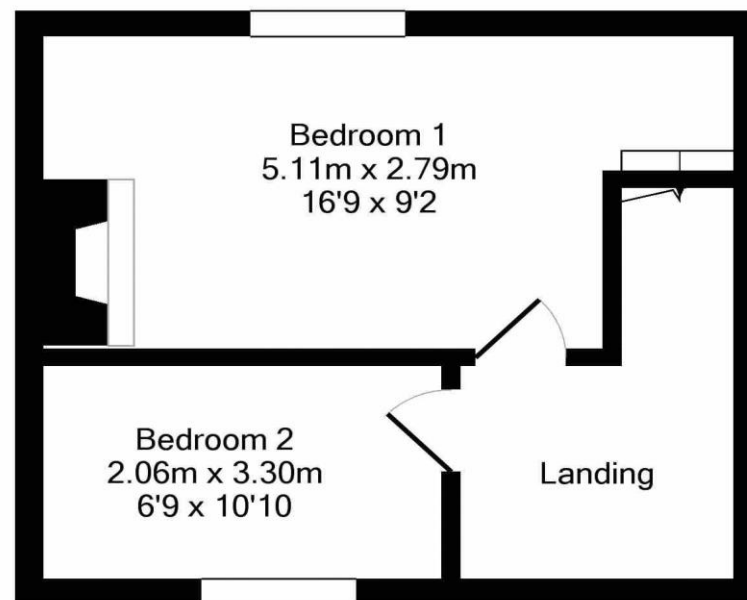
Services: Mains Electric, Water & Drainage | Tenure: Freehold | EPC: E







Ground Floor
Approx. Floor
Area 35.0 Sq.M.
(377 Sq.Ft.)



1st Floor
Approx. Floor
Area 27.0 Sq.M.
(291 Sq.Ft.)

Total Approx. Floor Area 62.0 Sq.M. (668 Sq.Ft.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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