



- Two Bedrooms
- Dining Room
- Garage with Utility Area

- Lounge
- Shower Room WC
- Front and Rear Gardens

- Breakfasting Kitchen
- Master En-suite Shower Room WC
- Viewing Essential

A very well presented and recently modernised 2 bedroomed, extended semi detached bungalow, providing spacious accommodation and considered to be in "Move In Ready" condition. With gas fired central heating and sealed unit double glazing, the property occupies an elevated site within this sought after area. The spacious Entrance Hall leads to the 20' Lounge the focal point being a marble fireplace with inset remote control electric fire and lovely large south facing bow window. The Breakfasting Kitchen is fitted with a range of modern wall, base & drawer units, sink unit inset into contrasting work surfaces, built in double oven, 4 ring ceramic hob with extractor over, integral fridge/freezer and double doors to Dining/Family Room, with the continuation of the karndeian flooring and French door to the rear garden. Bedroom 1 extends to over 20' and is to the rear and has an En Suite Shower room/WC, with low level wc, wash basin with vanity storage, shower cubicle with mains shower unit. Bedroom 2 is also to the rear and has fitted wardrobes. The Shower room/WC is fitted with a low level wc, vanity unit with inset wash basin, illuminated mirror over and walk in shower. The Garage is attached with electric roller shutter door and utility area with storage cupboards, space and plumbing for washing machine and wall mounted gas combination boiler.

Externally, the South facing Front Garden is lawned with a terrace and block paved driveway to the garage. The low maintenance rear garden has steps up to the paved patio area with plants and shrubs to borders.

Heddon-on-the-Wall is a sought after village within the beautiful Tyne Valley, with good local amenities including school, pubs/restaurants and garage/shop. There is easy access to the A69 making it ideal for commuting to the city or airport.

Entrance Hall

Lounge 20'2" x 12'11" (6.155 x 3.962)

Kitchen 13'1" x 11'10" (3.988 x 3.612)

Dining Room 13'0" x 10'4" (3.965 x 3.167)

Bedroom 1 21'1" x 7'9" (6.451 x 2.386)

En-suite Shower Room WC

Bedroom 2 13'3" x 10'5" (4.043 x 3.191)

Shower Room WC

Garage 10'2" x 8'4" (3.115 x 2.550)

Utility Area 8'5" x 5'10" (2.572 x 1.796)





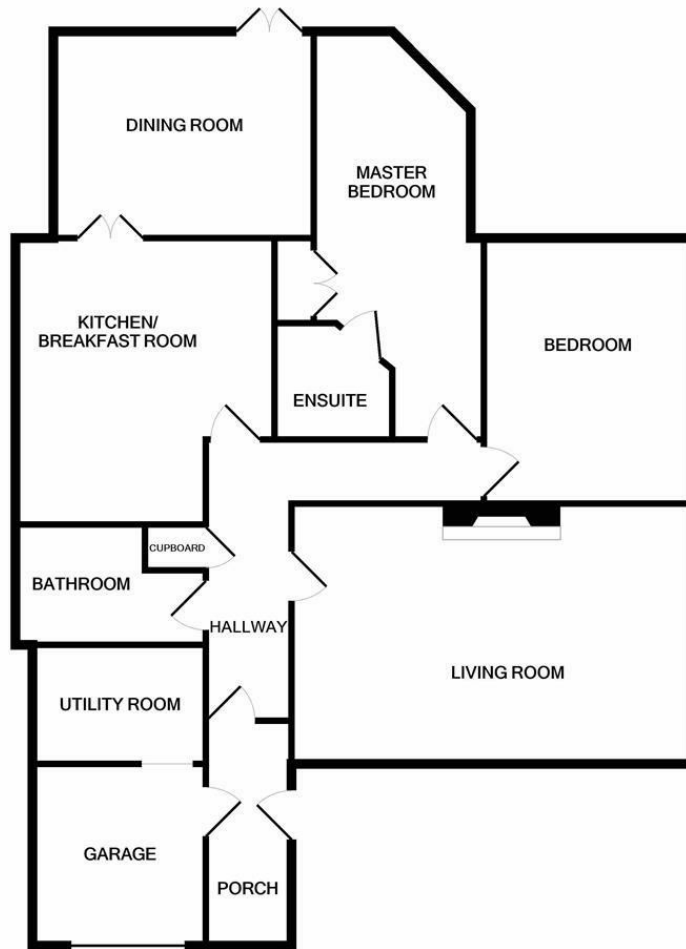
Energy Performance: Current C Potential B

Council Tax Band:

Distance from School:

Distance from Metro:

Distance from Village Centre:



TOTAL APPROX. FLOOR AREA 1219 SQ.FT. (113.3 SQ.M.)

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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