



Callaly Cottage
North Saltwick, Tranwell Woods





Callaly Cottage, North Saltwick, Tranwell Woods, Morpeth, Northumberland NE61 6BG

Guide Price £365,000

An attractive stone built barn conversion, occupying a generous garden site of approximately 1/3 of an acre within this charming private development constructed by Moorhouse Developments in 2007. The property has been extended with the addition of a fabulous Amdega Roof Orangery and enjoys lovely views over the surrounding open countryside towards Tranwell Woods and St. Mary Park. The property's accessed via a shared courtyard with ample parking and double garage within a separate block.

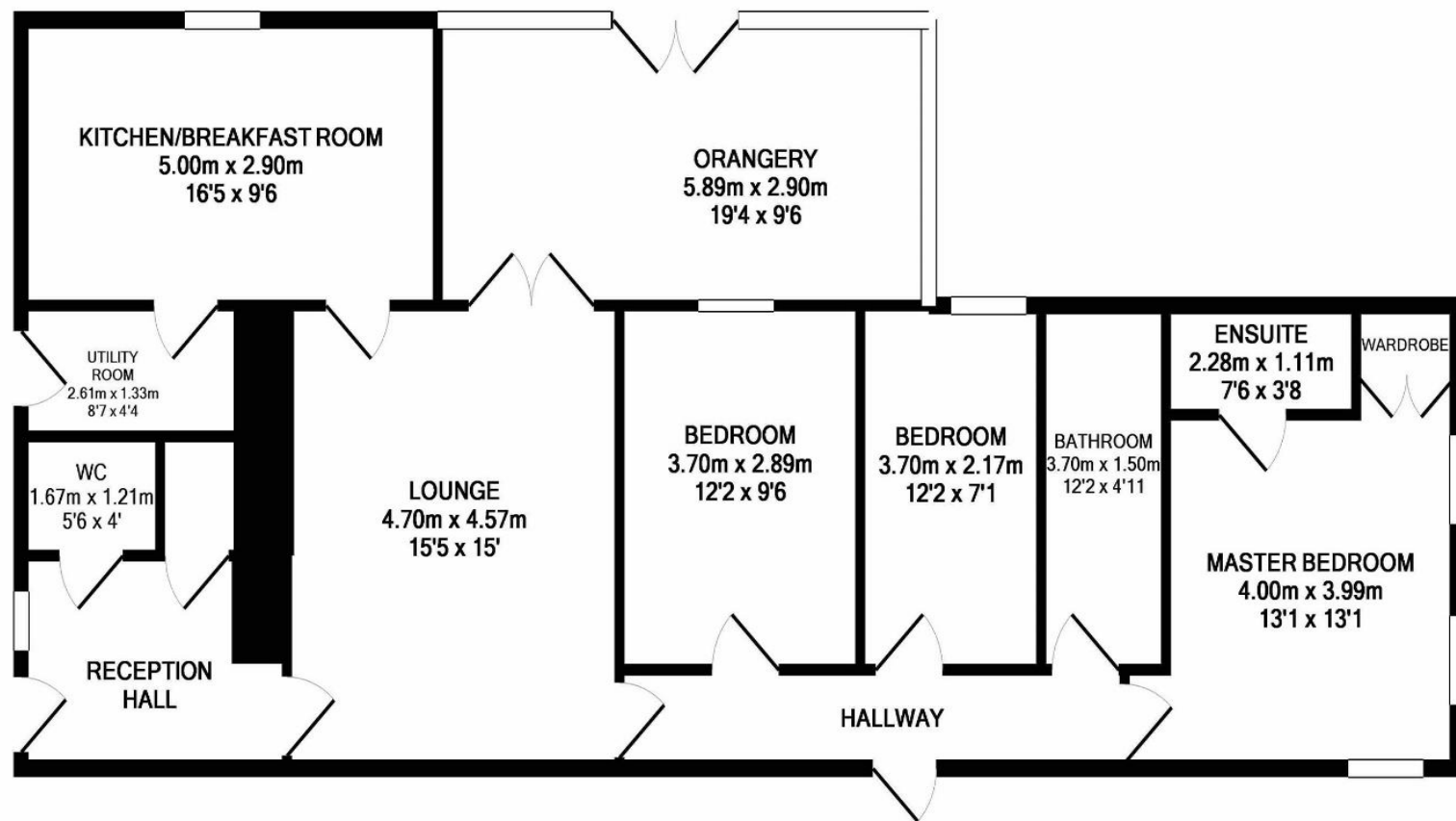
Reception hallway | Cloakroom/wc | Generous lounge takes in the heart of the home with double access doors leading onto a fabulous Amdega Roof Orangery, which has French doors onto the garden and enjoys fabulous views over the surrounding gardens and countryside | Fitted kitchen/breakfast room including integrated gas hob with electric oven and concealed extractor hood, as well as an integrated dishwasher | Separate utility room plumbed for automatic washing machine with external side access door | Master Bedroom with fitted wardrobes and en-suite shower room/wc | Two further good sized bedrooms | Family bathroom/wc with over-bath shower | Externally, a shared surfaced courtyard provides ample off road parking and gives access to a double garage within a separate block. Access gate leads to the private gardens, which extend to approximately 1/3 of an acre, to three elevations which are mainly laid to lawn, with stone flagged pathways and patio

Services: Mains electric, private gas, water and drainage | Tenure: Leasehold | Council Tax Band: D |
Energy Performance Certificate: Rating D









TOTAL APPROX. FLOOR AREA 110.2 SQ.M. (1186 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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