



rare!

From Sanderson Young



Dacre Croft
31 Kings Avenue | Morpeth



Dacre Croft 31, Kings Avenue, Morpeth, Northumberland NE61 1HX

Offers Over £995,000

SUBSTANTIAL, DETACHED, PERIOD HOME SITUATED WITHIN THE HEART OF MORPETH WITH IMPRESSIVE SOUTH FACING GARDENS & AN ABUNDANCE OF PERIOD CHARM!

This substantial, detached, period home is ideally located on Kings Avenue in the heart of Morpeth. Dacre Croft, which is situated at the very tip of Kings Avenue and De Merley Road, is excellently placed to provide easy access to everything that the delightful market town of Morpeth has to offer, including shops, cafes and restaurants as well as outstanding local schooling and excellent transport links throughout the region. Kings Avenue is highly regarded as one of Morpeth's most desirable residential streets.

Boasting almost 3,700 sq ft the property briefly comprises: lobby; generous central reception hall with fireplace, wood burning stove and stairs to the first floor; lounge with dual aspect and wood burning stove; dining room with wood burning stove and bay window with window seat; kitchen/diner and family space with three oven gas fired Aga, access to a rear utility and ground floor WC and French doors leading out onto the gardens from the family area. The stairs to the first-floor landing give access to the master bedroom (previously two bedrooms) which now offers a contemporary, re-fitted en-suite shower room, fitted storage and door to study; bedroom two with en-suite bathroom; bedroom three; bedroom four, which is generous in size with en-suite shower. Externally, the property benefits from a delightful front garden with mature borders and hedged boundaries with a large driveway offering off street parking for multiple vehicles. To the east side of the property, a wonderful private garden which is laid mainly to lawn and is predominantly south facing, with well stocked borders, paved patio seating area and gated access to the driveway and front garden. With gas Combi central heating, this fantastic, detached, period home simply demands an early inspection!

DETACHED PERIOD HOME | 3,659 sq ft (340 sq m) | FOUR BEDROOMS | LOUNGE | DINING ROOM | DELIGHTFUL SOUTH FACING GARDENS | OPEN PLAN KITCHEN/DINER & FAMILY SPACE | GROUND FLOOR WC | GENEROUS RECEPTION HALL | FAMILY BATHROOM & THREE EN-SUITES | STUDY | EXCELLENT LOCATION | PERIOD FEATURES | MULTI-CAR DRIVEWAY | GCH | EPC RATING : E

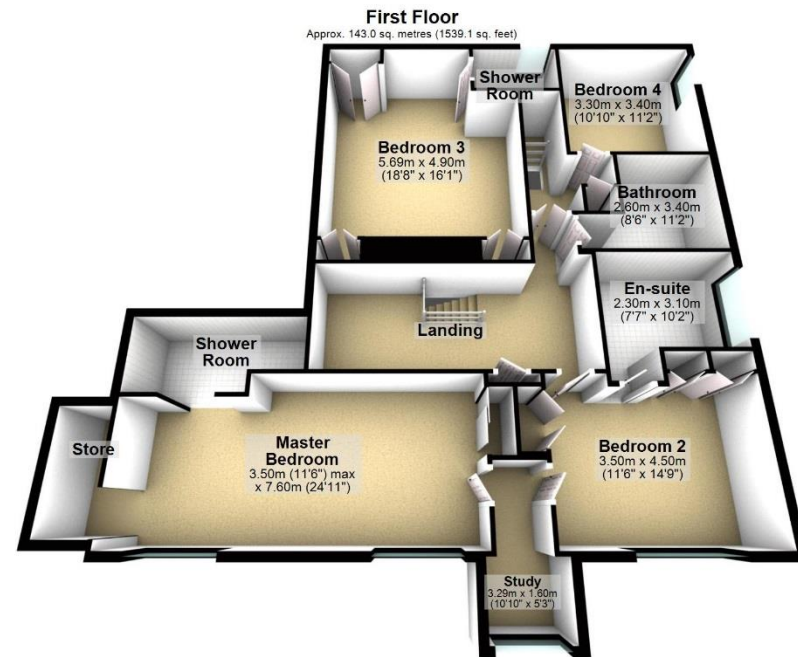
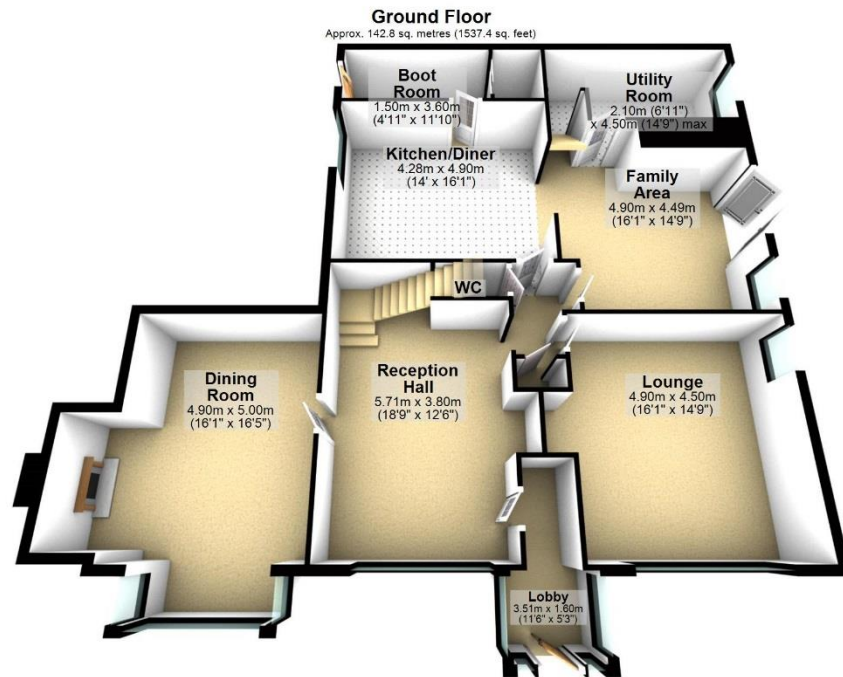
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Total area: approx. 285.8 sq. metres (3076.5 sq. feet)
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