Cairn Park, Longframlington, Morpeth

Offers Over £320,000



Full Description

An extremely well-presented property offering contemporary and comfortable living within a quiet residential area. Elizabeth Humphreys Homes are delighted to welcome to the market this superbly stylish 3 bedroomed bungalow. This home, which has been significantly remodelled and upgraded, is located on a large plot in an exclusive area of Longframlington. The property benefits from fabulous, landscaped gardens, a superb garage conversion, excellent storage, new windows within the garden room, a newly laid resin driveway with parking for up three cars, a newly fitted kitchen and bathrooms, uPVC windows and a composite front door, quality internal doors, good broadband, oil central heating and all the other usual mains connections. This delightful property is ready and waiting to welcome its new owners.

Longframlington has a number of local amenities including an award-winning village shop, a well-known and popular butcher, public houses, The Running Fox café, doctors' surgery, hairdresser, and Longframlington gardens. The Memorial Hall has lots of activities suitable for all the family, there is a walking club, a dog walking area in the centre of the village and a children's play area. The village also benefits from good transport links to Morpeth and Newcastle. From Longframlington, Scotland is also very easily accessible.

You are impressed by the tasteful décor from the point of entry onwards as the internal porch offers a warm welcome, finished with engineered oak flooring. There is useful space to hang coats and store shoes. A partially glazed internal door opens into the main hallway with various doors leading off. There is a beneficial storage cupboard which offers space for larger domestic cleaning appliances.

The first main door to the left provides convenient access to a bedroom which is a spacious double room with a full bank of fitted wardrobes, one of which ingeniously incorporates an office space. A window captures pleasant garden views to the front and there is plenty of room to accommodate a range of additional furniture. This room could also be utilised as a home office, a play room or a hobby room if you so wished: an excellent multi-use space.

A white wood and glass door leads to the lounge, with coving, which showcases a beautiful feature fireplace, with a black wood burning stove set upon a Himalayan granite hearth beneath a mantle, which forms an exquisite focal point. Alcoves to either side and there is a well-placed television point. The room has been finished with a lovely carpet adding comfort as you move throughout making it a wonderful room in which to spend time with family and friends.

The newly fitted kitchen is spacious and well-designed. There are plenty of wall and base units with a soft dove grey coloured handle-less door complemented by a distinctive grey-blue Quartz work surface which rises as a splash back and continues to the sill beneath the window which overlooks the gorgeous rear garden. In terms of fitted equipment, there is a four-ring hob beneath a black splash back and chimney style extractor fan, a NEFF eye level oven, a fridge-freezer and dishwasher (both CDA), a black Blanco bowl and a half sink, a pull-out larder cupboard and a space and plumbing for a washing machine and tumble dryer within a tall unit. There is a ceiling mounted infra-red heater which can be operated independently which supplements the heat radiating from a designer looking tall radiator. The kitchen also benefits from a peninsula which offers further space for storage and three bar stools provide additional seating. The space is finished with grey LVT flooring completing the look perfectly.

The room flows freely into a glorious garden room which benefits from a newly fitted windows and a solid roof, with recessed spotlights, making it the ideal space in which to enjoy the garden views throughout every season: a superb additional living area. A pair of patio doors open onto a paved area within the garden where you can enjoy al fresco dining with family and friends.

The garage has been converted to extend the living space creating a utility room and an en-suite bedroom. The utility room offers further wall and base units with a classic white door and chrome handles complemented by a contrasting black laminate work surface and tiled splash back, a single bowl stainless steel sink and space for an under-bench appliance. A door provides external access to the rear garden, and the floor is finished with a practical dark LVT tile.

The bedroom, with en-suite facilities, is light and bright with a window

capturing views to the front of the property and a second window, with privacy glass, to the side elevation. The electrical consumer unit is housed here of ease of access and there is loft access available. The en-suite has been finished to a high standard the suite comprises a shower cubicle, completed with stone look panels, with an electric shower within, a close coupled toilet with a push button flush, a vanity unit with a recessed hand wash basin on top, a wall mounted mirror and a window, with privacy glass, overlooks the side of the property. This excellent conversion would make an ideal suite for a teenager or a guest suite.

The primary bedroom, with coving, is a large double room taking advantage of views over the rear garden. The space is finished with a stylish striped carpet and there is a full bank of built-in wardrobes with a high-quality wooden door offering superb storage. This is a wonderfully restful room.

The newly fitted family bathroom, with underfloor heating, has been completed to a high standard and showcases a combination of tiling and wall panels which create a seamless finish. The suite comprises a bath with a waterfall shower head and a separate shower head over behind a pivoting glass door, a white high gloss vanity unit with a hand wash basin on top, a mirrored wall mounted unit incorporating a double shaver point, a close coupled toilet with a push button behind, an extractor fan and a chrome heated towel rail which is dual fuel enabling you to operate it independently from the central heating which is hugely beneficial. Natural light enters via a window to the side with ceiling spotlights adding brightness which illuminates the sleek and stylish décor.

Externally, the south facing rear garden has been landscaped to create a haven of peace and tranquillity in which you can relax and unwind at the end of the day. A substantial paved area provides the ideal space for garden furniture where you can enjoy al fresco dining with family and friends and there are further sitting areas interspersed with mature shrubs and bushes allowing you to relax in different areas of the garden enjoying alternative views. The rear garden is securely fenced to allow children and family pets to play safely. There is a large garden shed and behind a wooden screen the oil tank and wheeled waste containers are housed. Other amenities include power and an outside tap. To the side, there is a large area of garden, and the front garden is mainly laid to lawn with attractive cottage style boarders creating a picture postcard view.

Tenure: Freehold
Council Tax Band: C, £2,242.56 for the 2026/27 financial year
EPC: D

“We are required by law to conduct anti-money laundering checks on all those selling or buying a property. Whilst we retain responsibility for ensuring checks and any ongoing monitoring are carried out correctly, the initial checks are carried out on our behalf by Lifetime Legal who will contact you once you have agreed to instruct us in your sale or had an offer accepted on a property you wish to buy. The cost of these checks is £60 (incl. VAT), which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance of us publishing your property (in the case of a vendor) or issuing a memorandum of sale (in the case of a buyer),

directly to Lifetime Legal, and is non-refundable."

Important Note: These particulars, whilst believed to be accurate, are set out as a general guideline and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact but must satisfy themselves by inspection or otherwise as to their accuracy. Please note that we have not tested any apparatus, equipment, fixtures, fittings or services including central heating and so cannot verify they are in working order or fit for their purpose. All measurements are approximate and for guidance only. If there is any point that is of particular importance to you, please contact us and we will try and clarify the position for you.

Features

- - Stunning 3-bedroom bungalow in an exclusive and peaceful residential area of Longframlington
- - Beautifully remodelled and upgraded throughout to offer stylish, contemporary living
- - Positioned on a large plot with fabulous landscaped gardens and multiple outdoor seating areas
- - South-facing rear garden – a private haven perfect for relaxing and entertaining
- - Newly laid resin driveway with parking for up to 3 cars
- - Garage conversion creating a utility room and en-suite guest/teenager suite
- - Newly fitted kitchen with premium appliances, Quartz worktops & breakfast peninsula
- - Spacious garden room with new windows and solid roof – ideal year-round extra living space
- - Elegant lounge featuring a wood-burning stove with Himalayan granite hearth.
- - 3 versatile bedrooms, including a spacious principal bedroom with fitted wardrobes
- - Luxury newly fitted family bathroom with underfloor heating
- - Patio doors opening onto a paved terrace for al fresco dining and entertaining
- - Walking distance to fantastic village amenities including The Running Fox café, award-winning village shop, butcher, pubs & doctors’ surgery

Contact Us

EH Homes
Casey Lodge Park Road,
Swarland
Morpeth
Northumberland
NE65 9JD



T: 01665 661170
E: info@eh-homes.co.uk































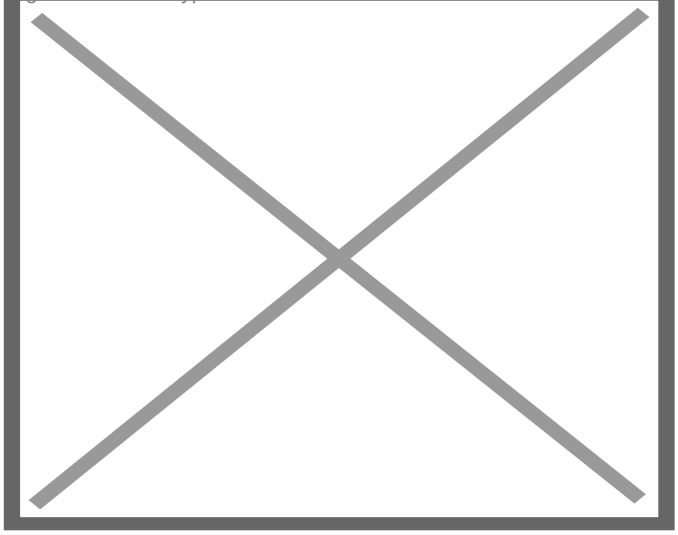













Hallway
0.91 x 1.73 m
2'11" x 5'8"
Bedroom
4.19 x 2.37 m
13'9" x 7'9"
Living Room
4.62 x 4.09 m
15'1" x 13'5"
Sunroom
3.25 x 3.05 m
10'8" x 9'11"
Hallway
3.97 x 1.00 m
13'0" x 3'3"
Hallway
1.19 x 1.26 m
3'10" x 4'1"
Kitchen
2.49 x 5.26 m
8'2" x 17'3"
Bedroom
2.85 x 2.92 m
9'4" x 9'6"
Bathroom
1.67 x 2.50 m
5'5" x 8'2"
Entry
1.24 x 1.23 m
4'0" x 4'0"
Utility Room
2.16 x 1.55 m
7'1" x 5'1"
Bedroom
2.45 x 2.86 m
8'0" x 9'4"
Ensuite
2.19 x 1.21 m
7'2" x 3'11"
N
E
S
W
ELIZABETH HUMPHREYS HOMES
Approximate total area(1)
92.3 m²
992 ft²
(1) Excluding balconies and terraces
Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.
GIRAFFE360