

# Highfield, Swarland, Morpeth, Northumberland

Offers Over £525,000



## Full Description

Sold with no chain, this is a superbly presented bungalow offering light and bright contemporary living. Elizabeth Humphreys Homes are delighted to welcome to the market this fabulous 4 bedroomed, 2 bathroom, detached bungalow located in the Northumberland village of Swarland. This family home benefits from extensive wrap around gardens, plenty of driveway parking leading to a large garage with storage room to the rear, uPVC windows and composite front door, LPG central heating, 12 energy efficient solar panels with two battery packs, and all the other usual mains connections. Located in a beautifully private spot, this property is one of the most desirable in the area.

Swarland is an idyllic village which boasts its own Primary School, 'Nelsons' coffee shop, children's play area, tennis courts, a village golf course and club house, equestrian facilities, a village hall and stunning views of the coast and countryside and walks into the countryside minutes from your front door. A two-minute drive from the A1, this village is perfectly located for easy access north into Scotland and south to Newcastle and beyond.

The front door opens into a light and bright open hallway with wood panelled walls creating a stylish finish. An archway leads towards the

attractive reception rooms and the recently fitted kitchen-diner. The replaced grey wood look flooring extends throughout most of the areas creating a continuity between the different spaces.

A wood and glass door opens into a welcoming and spacious lounge with a picture rail adding charm. A pair of French doors provide access to a decked area to the rear of the property allowing the attractive garden views to enter seamlessly. A stone fireplace forms a striking focal point enticing you to sit before it during the cooler months. This is a gloriously restful room in which to spend time with family and friends with the black and white chequered Tweed carpet adding comfort as you move throughout.

The kitchen offers a good number of white wall and base units with a handleless door complemented by a contrasting grey granite-look work surface with a matching upstand. There is plenty of space to sit and dine in front of a pair of French doors which open out to a decked area in the rear garden creating a free flow of movement between indoor and outdoor living. In terms of fitted equipment, there is a four-burner induction hob beneath a chimney style extractor fan and a stainless-steel splash back, two ovens and a bowl and a half acrylic sink with a drainer at the side beneath a window providing uninterrupted views of the southeast facing garden. There is plumbing and space for a free-standing dishwasher and washing machine and there is space for an American style fridge-freezer. The new Worcester boiler is housed in a wall unit for ease of access.

With a large bay window taking advantage of views to the front of the property, the dining room is an attractive room with a walk-in cupboard offering a superb amount of storage.

The hallway, with a beneficial storage cupboard continues to the bedroom accommodation which is carpeted throughout in tones of grey. All the bedrooms are beautifully presented, whilst coving adds elegance to the rooms.

The primary bedroom, with en-suite facilities, is a large double room with a window overlooking the front of the property. This room offers part mirrored and part white wood-look built-in sliding door wardrobes. The en-suite comprises a pedestal wash hand basin, a close coupled toilet with a push button, a slimline shower tray with a glass walk behind screen with a water fall showerhead and a separate showerhead within and a wet wall finish surround and an electric illuminated mirror. A window to the side allows for natural light with additional lighting by way of ceiling spotlights within the low maintenance ceiling. The half height wall panelling adds a further touch of elegance to this stylish room.

Bedroom 2 is a spacious double room taking advantage of views to the rear over the southeast facing garden. There are matching sliding door wardrobes to those within the primary bedroom offering excellent storage.

Bedroom 3 is a generously proportioned single room with a window to the front. This room is currently used as a dressing room.

Bedroom 4, currently used as an office, is a single room overlooking the front.



The family bathroom has been recently replaced and comprises a wide white bath with a waterfall showerhead and separate showerhead over behind a glass screen, a close coupled toilet with a push button behind, a pedestal hand wash basin, and a useful storage cupboard. The space is finished with light grey flooring and dark grey tile effect wet walling illuminated by natural light entering. Additional lighting is by the way of spotlights within the low maintenance ceiling.

The property continues to impress with the gloriously landscaped wrap around garden, views of which can be enjoyed from many of the principal living areas. There is a newly constructed summer house at the foot of the garden which is an ideal space in which to relax and unwind after a busy day whilst appreciating the views of the apple trees, box hedging, mature planting and a pergola all of which form a lovely backdrop. The side garden offers the perfect space for children and family pets to play before the space sweeps round to the rear garden with various gravelled areas and decking, with rope balustrade, which can be accessed from the lounge and kitchen: a perfect space in which to entertain or host parties.

Council Tax Band: E £2952.93

EPC: D

Tenure: Freehold

#### 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 detached bungalow with wrap around gardens.
- No chain
- Detached garage
- Plenty of driveway parking
- Ensuite
- Modernised home
- Lovely gardens
- Light and spacious
- Much improved by the current owner

## Contact Us

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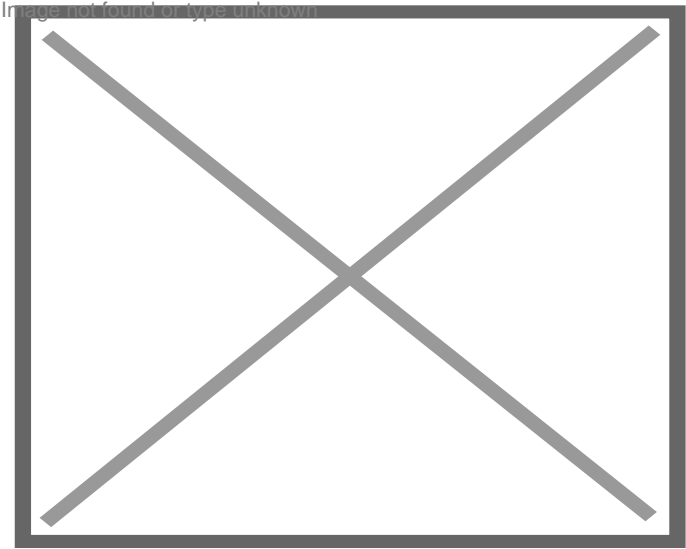






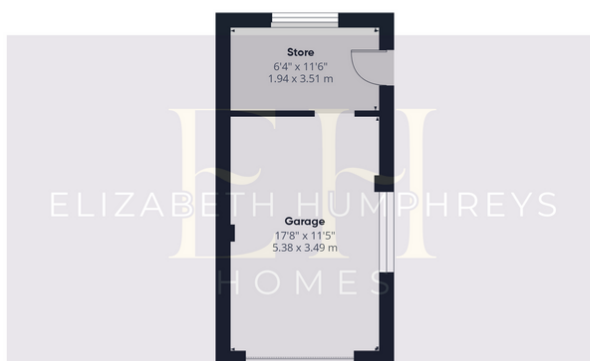








Ground Floor Building 1



Ground Floor Building 2



Approximate total area<sup>m</sup>  
1566 ft<sup>2</sup>  
145.6 m<sup>2</sup>

(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.

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