



2 Bedrooms

Nestled in the picturesque village of Corbridge, this charming Grade II listed cottage offers a perfect blend of character and modern comforts.

Boasting two well-appointed bedrooms, a cosy living room with a feature fireplace with wood burning stove, and a delightful kitchen, this property provides a welcoming and homely atmosphere.

Situated in a sought-after location, residents can enjoy the tranquillity of village life while being within easy reach of local amenities and excellent transport links. Perfect for those seeking a characterful home in a desirable setting. Don't miss out on the chance to make this delightful property your own.

**12 Front Street,
Corbridge,
Northumberland**

Offers Over:

£275,000

EPC Rating: D



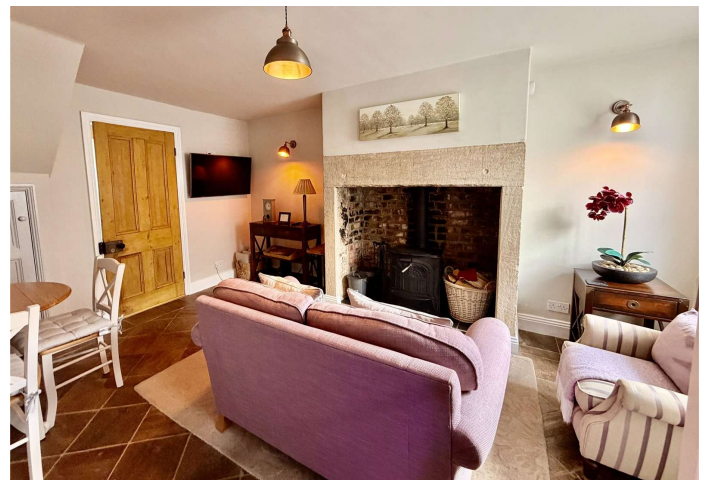
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Porch 3'5" by 3'3" (1.04m by 1m). Storage cupboard, door to external.

Lounge 15'8" by 10'8" (4.78m by 3.25m). Inglenook fireplace with wood burning stove, storage cupboard, single glazed window, central heating radiator.



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Kitchen 10'2" by 13' (3.1m by 3.96m). Fitted with a range of wall and base units with work surfaces over, composite sink and drainer unit, integrated fridge, freezer, washing machine and dishwasher, electric hob and oven, single glazed window, central heating radiator.

Bathroom 6'1" by 5'4" (1.85m by 1.63m). Walk in shower cubicle, wash hand basin, WC, central heating towel radiator, single glazed window.

Bedroom 9'5" by 11'5" (2.87m by 3.48m). Central heating radiator, single glazed window.

Bedroom 8'5" by 11'8" (2.57m by 3.56m). Central heating radiator, single glazed window.

Disclaimer These particulars are intended to give a fair description of the property but their accuracy cannot be guaranteed, and they do not constitute an offer of contract. Intending purchasers must rely on their own inspection of the property. None of the above appliances/services have been tested by ourselves. We recommend purchasers arrange for a qualified person to check all appliances/services before legal commitment. Please note the images displayed are an artist's impressions so accuracy cannot be guaranteed.

Material Information The following information should be read and considered by any potential buyers prior to making transactional decision.

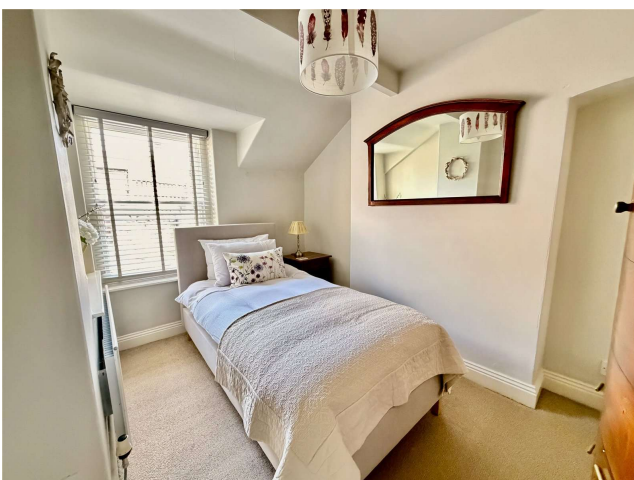
Services We are advised by the seller that the property has mains provided gas, electricity and water.

Parking Arrangements Permit Parking Locally

Broadband Speed The maximum speed for broadband in this area is shown by imputing the postcode into an online speed checker.

Mobile Phone Signal No known issues at the property.

North East of England Ex Mining Area We operate in an ex-mining area. This property may have been built on or near an ex mining site. More information can/will be clarified by





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Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract