



Priestfield Lodge,
Burnopfield, Newcastle Upon Tyne, NE16 6AF

youngsRPS 

**Priestfield Lodge
Burnopfield
Newcastle Upon Tyne
NE16 6AF**

Offers Over: £700,000

Priestfield Lodge is a substantial and impressive detached property, with grounds extending to circa 1.5 acres offering huge potential to create a fantastic family home.

- Renovation project
- Impressive family home
- Outbuildings
- Period features throughout
- Grounds extending to circa 1.5 acres
- Village location
- No onward chain
- Energy efficiency rating G



Youngs Hexham - 01434 608980

www.youngsrps.com



DESCRIPTION

Priestfield Lodge is a substantial and impressive detached property, with grounds extending to circa 1.5 acres offering huge potential to create a fantastic family home.

The property dates back to 1850 and offers spacious and versatile accommodation over three floors, with period features throughout and is to be sold in its current condition with the owner having already started the renovation work. There are several outbuildings and a stable block with potential for further development subject to the necessary planning consents.

Externally there is a gated driveway, parking and formal lawned gardens.



LOCATION

Burnopfield is a charming village in County Durham with excellent transport links to Newcastle Upon Tyne and surrounding villages. The village offers an array of local amenities including schools, leisure facilities and a golf course.

SERVICES

Mains electricity and water are connected. Private septic tank drainage. Connections available for ground source heat pump to be installed.

CHARGES

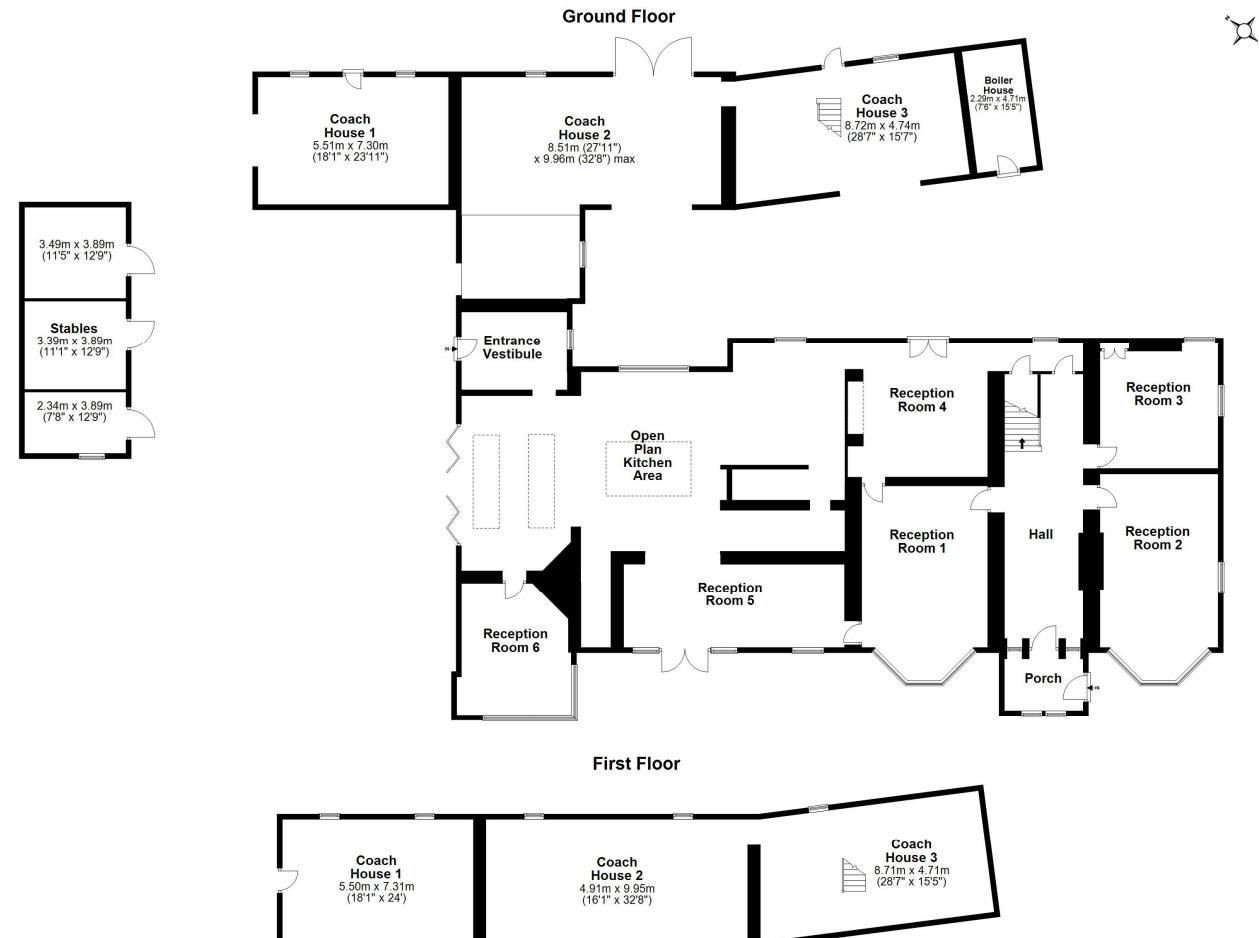
Durham County Council tax band G.

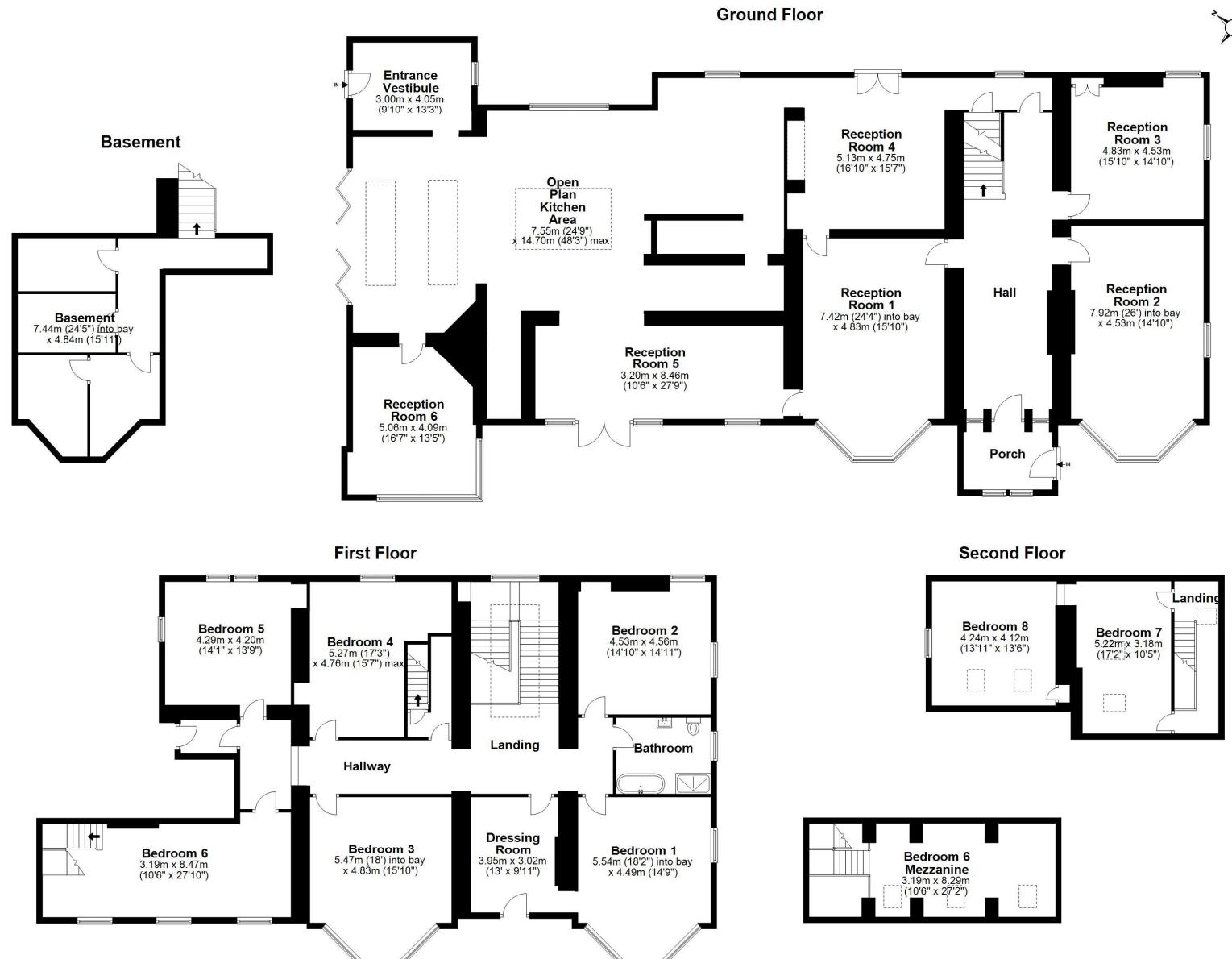
AGENTS NOTES

Priestfield Lodge has previously had planning permission to convert the property into five apartments, with the stable block providing garaging and secure parking. This planning has now lapsed however details can be found on the Durham County Council website.

VIEWINGS

Viewing is strictly by appointment. Arrangements can be made by contacting YoungsRPS, Hexham on 01434 608980.





IMPORTANT NOTE: Consumer Protection from Unfair Trading Regulations 2008 and the Business Protection from Misleading Marketing Regulations 2008: We endeavour to make our sales particulars accurate and reliable. They should be considered as general guidance only and do not constitute all or any part of the contract. None of the services, fittings and equipment have been tested. Measurements, where given, are approximate and for descriptive purposes only. Boundaries cannot be guaranteed and must be checked by solicitors prior to exchange of contracts. Prospective buyers and their advisers should satisfy themselves as to the facts, and before arranging an inspection, availability. Further information on points of particular importance can be provided. No person in the employment of YoungsRPS (NE) Ltd has any authority to make or give any representation or warranty whatever in relation to this property.

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