

Marchburn Lane | Riding Mill | Northumberland

West Glade



“A striking contemporary house set within circa one acre of south-facing gardens with a private woodland backdrop”

The Property

Positioned along Marchburn Lane within one of Riding Mill's most established and discreet settings, West Glade is a striking contemporary house that combines architectural presence with a carefully considered internal layout. Constructed in natural Northumberland stone with timber cladding and reclaimed Welsh slate, the house occupies an elevated position within approximately one acre of south facing gardens and woodland, enjoying privacy together with long green views across the Tyne Valley landscape.

Set back behind stone pillars, the house is approached via a generous private driveway, creating a strong sense of arrival. Inside, the entrance hall is calm and well proportioned, immediately establishing a feeling of space and light. To the right, the snug has a warm and settled atmosphere, anchored by a wood-burning stove. It naturally lends itself to quieter evenings, providing a more intimate counterpoint to the lighter, open plan spaces beyond.

Across the hall, you step first into the dining area, a composed and well-lit room positioned to enjoy views across the garden and offering a more defined setting for entertaining. From here, the space opens gradually into the kitchen, where bespoke Lignum cabinetry sits beneath Silestone Lagoon work surfaces. Integrated Miele appliances include a pyrolytic oven and microwave,



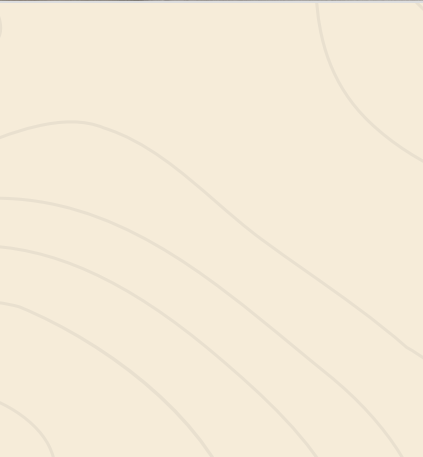
Neff induction hob with extractor, dishwasher and American-style fridge freezer. A substantial island provides generous preparation space and informal seating, acting as a natural transition between the dining area and the living space beyond. Exposed timber trusses overhead introduce architectural interest and a sense of volume, adding definition without interrupting the kitchen's openness.

The living area unfolds at the far end of the kitchen, arranged for everyday comfort and framed by large sliding doors opening onto the side garden, together with a wide south facing window. These draw the outside in and open directly onto the terrace and lawn, while also capturing longer views across the surrounding greenery. Underfloor heating runs throughout the ground floor, reinforcing the sense of comfort and considered specification.

To the rear of the house, a well proportioned utility room, boot room and guest cloakroom provide practical everyday support, neatly arranged so as not to intrude on the principal living spaces.

On the first floor, the bedroom accommodation has been carefully arranged to offer both flexibility and privacy. At one end of the house, a self contained guest suite is accessed via its own staircase rising from the living area, creating a genuinely independent arrangement ideal for visitors, extended family or multi generational living. This private wing includes a generous double bedroom, dressing area and en suite bathroom.





The remaining bedroom accommodation is positioned at the opposite side of the house and accessed via the main staircase. Here, two further double bedrooms are served by a bespoke family bathroom, while an additional bedroom benefits from its own en suite shower room. One of these rooms is currently arranged as a study, demonstrating the versatility of the layout for home working or guest use. The en suite bedroom is particularly light, with wide windows drawing in natural light and framing open views across the surrounding greenery.

The family bathroom is well proportioned and thoughtfully finished, featuring a freestanding bath alongside a separate walk in shower. Contemporary sanitaryware, quality tiling and clean lined detailing create a calm, understated space that reflects the specification seen throughout the house.

The principal suite occupies the uppermost level, positioned to take full advantage of the roofline and elevated outlook. A generous bedroom leads through to a separate dressing room and a well appointed en suite shower room, finished with contemporary fittings and natural light from roof glazing. Its separation from the remaining bedrooms gives this level a distinctly private feel, creating a calm and secluded retreat at the top of the house.

Google Maps

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Wayleaves, Easements & Rights of Way

The property is being sold subject to all existing wayleaves, easements and rights of way, whether or not specified within the sales particulars.

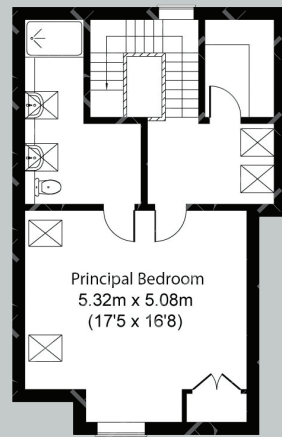
Services

Mains electricity, gas, water and drainage.
High speed internet with full fibre broadband.

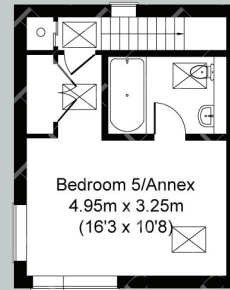
Postcode Council Tax EPC Tenure

NE44 6DN Band G Rating B Freehold

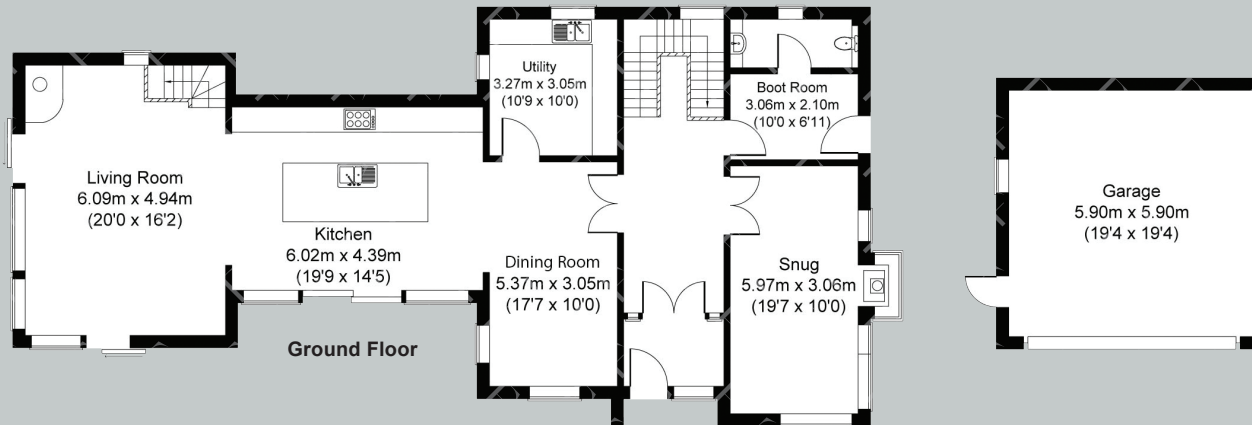
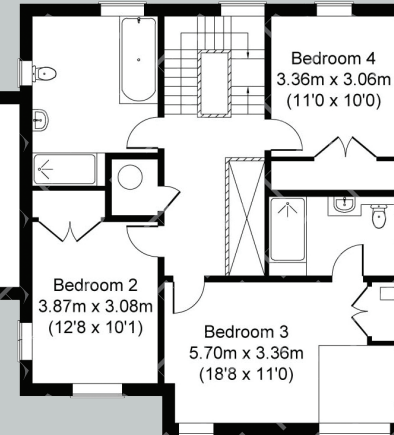
Floor Plans



First Floor Annexe



First Floor



Ground Floor

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Viewings Strictly by Appointment



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0330 111 2266 | contact@finest.co.uk

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