

Arkle Court, Alnwick, Northumberland

Offers Over £175,000



Full Description

Elizabeth Humphreys Homes are delighted to welcome to the market this 3 bedroomed semi-detached family home located in the Northumberland town of Alnwick. In need of some modernisation, this property benefits from parking leading to a single garage, front and rear gardens, gas central heating, uPVC windows and doors and all the other usual mains connections. This property is ideally located within walking distance of many of the town's amenities, the leisure centre and bus stops and is the perfect canvas upon which to create a superb home.

Alnwick is a town brimming with history and culture, from the tranquillity of Barter Books to the splendour of Alnwick Castle and Garden. The town benefits from excellent transport links with frequent buses between Berwick, Morpeth and Newcastle and is a short drive to Alnmouth train station and, as it is situated just moments from the A1, it is perfect for those needing to commute. There is an excellent selection of local food retailers, delis, bakeries and butchers as well as larger chain supermarkets.

The front door opens to a porch which is light and bright and a beneficial addition to the home. From here, a door provides convenient access to the ground floor WC which is a superb asset as it negates the need to

continually frequent the upstairs facilities. The suite comprises a close coupled toilet with a push button flush and a wall mounted hand wash basin. A window allows for natural light.

Light and bright, the lounge-diner is a welcoming room in which to spend time with family and friends. The window to the front captures an open aspect and allows a wealth of natural light to circulate illuminating the electric feature fireplace which forms an attractive focal point. The room flows freely into the dining end where there is plenty of space to accommodate a dining table and accompanying chairs before a large window which takes advantage of the rear garden views.

The kitchen, which would benefit from modernisation, leads from the dining room and offers a good number of wall and base units complemented by a contrasting work surface and a tiled splashback. There is a bowl and a half acrylic sink with a mixer tap over, space for a slimline gas hob with an oven beneath and a free-standing fridge and space and plumbing for a slimline dishwasher. There is a breakfast bar area which offers space for further seating should you so wish. A door provides useful access to the garage which offers excellent storage space in addition to housing the electrical consumer unit for ease of access.

Taking the stairs to the first floor, the landing opens to three bedrooms, the family bathroom and a cupboard housing the Worcester boiler. All the bedrooms benefit from carpet adding comfort as you move throughout, and the bathroom is finished with vinyl flooring.

The primary bedroom is a good-sized double with a window overlooking the front. There is useful storage built-in above the head of the stairs which maximises the space perfectly. This is a beautifully light and bright restful room.

Bedroom 2 is a spacious double room located above the garage with a window overlooking the front of the property. There are two fitted wardrobes offering excellent storage potential.

Bedroom 3 is a large single room with a green and leafy view to the rear of the property. Loft access is available in addition to built in sliding door storage within the room itself.

The family bathroom comprises a bath, a shower cubicle with a shower within behind a curtain, a close coupled toilet with a push button behind and a pedestal hand wash basin. A window overlooks the rear, and the space is attractively tiled creating a crisp and fresh finish.

Externally, the rear garden is a peaceful and private low maintenance space in which you can relax and unwind at the end of the day. Terraced with a couple of paved areas with artificial grass between, this is a lovely garden in which to enjoy al fresco dining with family and friends. Steps to the side allow access to each area and to a garden shed at the top.

Tenure: Freehold

Council Tax Band: C, £2350.76 for the 2026/27 financial year

EPC: C

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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

- Garage
- Garden
- Driveway Parking
- No chain
- Light and spacious
- Walking to bus stop
- Walk to Alnwick town centre
- Quiet residential area

Contact Us

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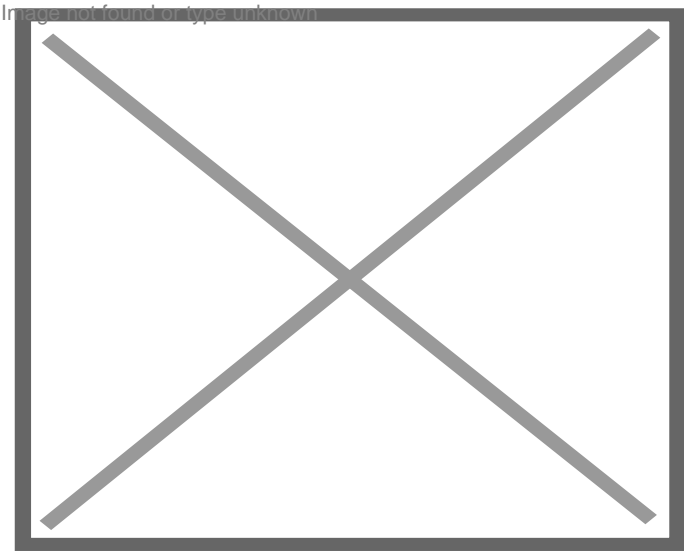
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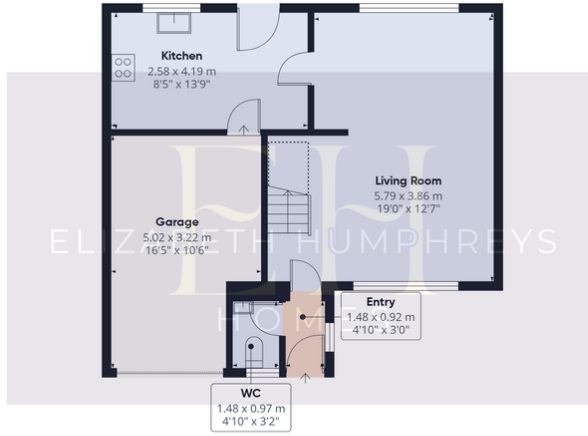




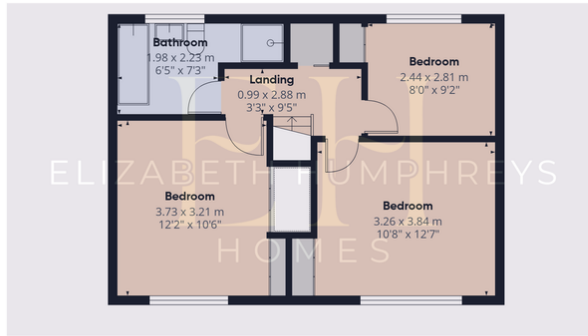








Ground Floor



Floor 1



Approximate total area¹⁾

98.2 m²
1057 ft²

Reduced headroom

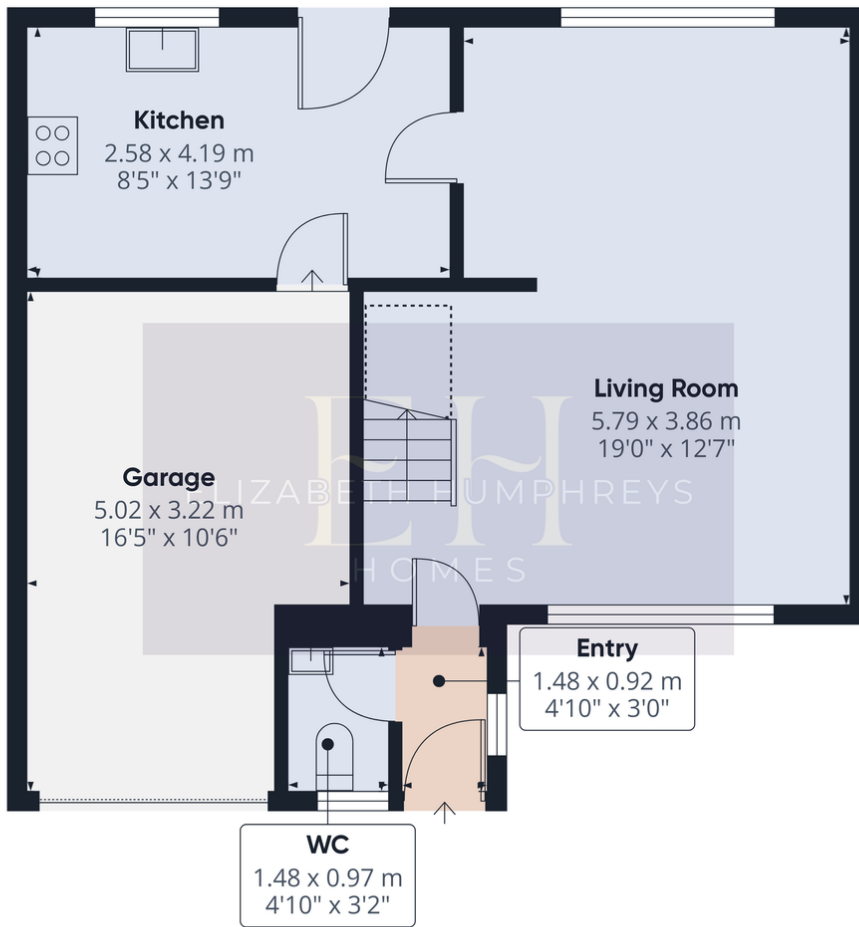
0.8 m²
9 ft²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 1.5 m/5 ft

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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Ground Floor



Approximate total area¹⁾

54.8 m²
589 ft²

Reduced headroom

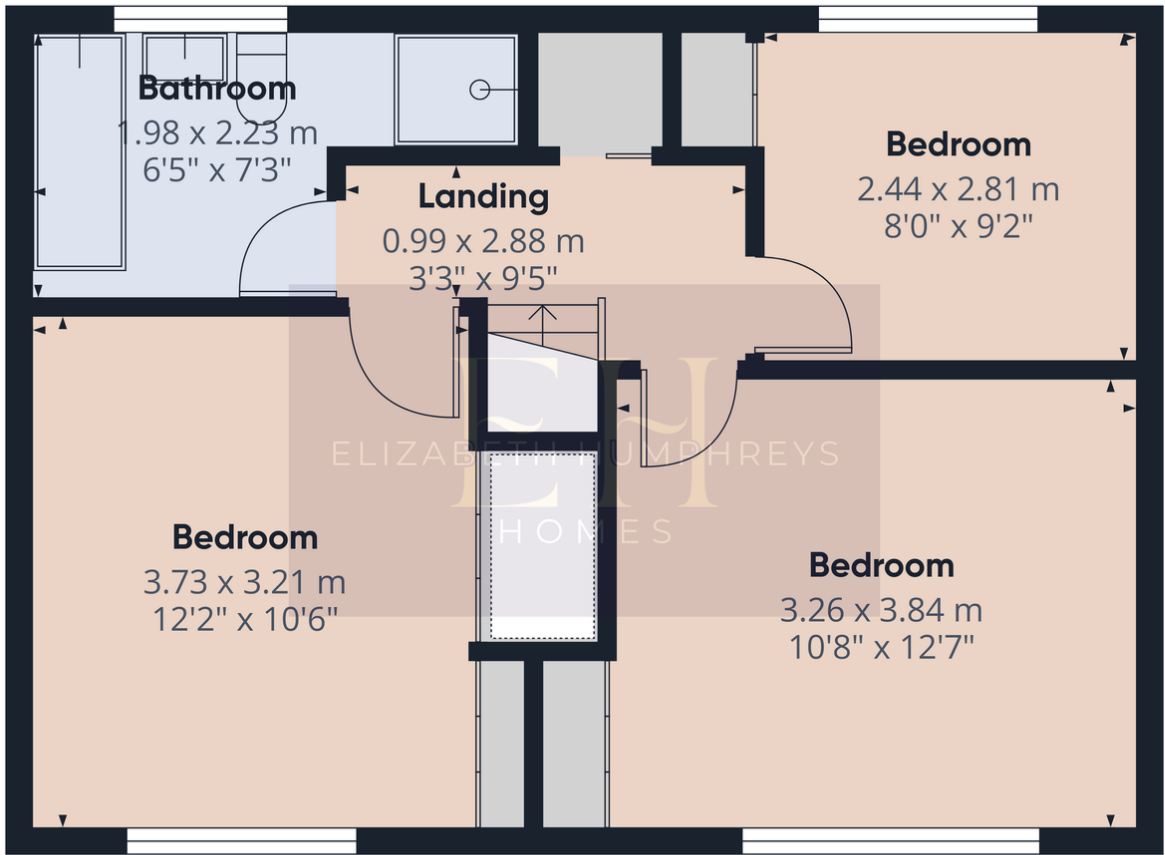
0.8 m²
9 ft²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 1.5 m/5 ft

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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Approximate total area⁽¹⁾
43.4 m²
468 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.

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Floor 1