

Arkle Court, Alnwick, Northumberland

OIRO £25,000



Full Description

Elizabeth Humphreys Homes welcomes to the market this ground floor studio-apartment located in the Northumberland town of Alnwick. Ideal as an investment property or home for a first-time buyer looking to put their stamp on something, this property benefits from allocated parking, electric heating, wooden 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. In need of updating. Renovation required and decorating.

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.

A communal entrance hallway provides access to four apartments this property being one of them. The front door opens into an open plan living area which also provides bedroom accommodation: the use of a pull-down bed being an ingenious space saving device. A window, overlooking the front of the property allows for plenty of natural light to circulate.

With a window to the rear, this light and bright kitchen offers a range of wall and base units complemented by a stone effect laminate work surface. The Ariston water heater is located here and there is also an integrated oven with a four-burner hob and extractor fan above, a single bowl stainless steel sink and a free-standing fridge-freezer.

Leading from the living room is a dressing room which offers a good amount of storage in addition to housing the electrical consumer unit for ease of access. To the left a sliding door opens into a shower room completed with marble-look wet walling and vinyl flooring. The suite comprises a Quadrant shower cubicle with an electric shower within, a wall mounted cabinet, an electric towel radiator, a vanity unit with a hand wash basin on top and a close coupled toilet with a push button behind. A window overlooks the rear garden with ceiling spotlights adding brightness.

Tenure: Leasehold - The lease has 53 years and 11 months remaining. There is a £1,300 maintenance fee per year payable to Kingston Properties who are the maintenance company and the freeholder. The lease ends in March 2080.

Council tax Band: A

EPC: Ordered

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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

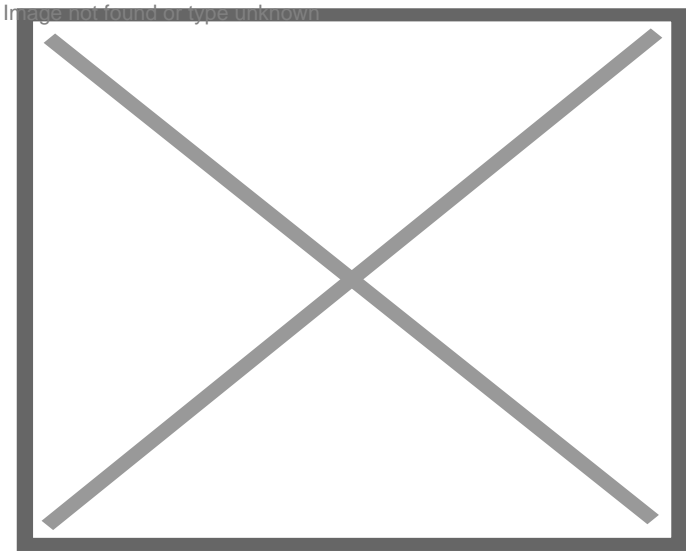
- - Attention investors!
Renovation required and decorating. Needs deep clean.
- - Good rental potential once renovated
- - Within walking distance to all amenities
- - Bedroom/ living space
- - Kitchen
- - Bathroom
- In need of modernisation

Contact Us

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Hallway
1.43 x 1.24 m
4'8" x 4'0"

Storage

Bathroom
2.04 x 1.35 m
6'8" x 4'5"

Kitchen
2.05 x 2.05 m
6'8" x 6'8"

Approximate total area⁽¹⁾
22.3 m²
240 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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