Fulmar Drive, Amble, Morpeth, Northumberland

£127,500



Full Description

A delightful property capturing the essence of seaside living perfectly. Elizabeth Humphreys Homes are proud to welcome to the market this fabulous 3 storey mid-terraced home located on the desirable Hauxley Grange Persimmon development in the popular fishing port of Amble. 75% shared ownership home the other 25% is rented. The ‘Sutton’ is finished to a high standard and offers Tarmac parking to the front, uPVC windows and a composite front door, gas central heating and all the other usual mains connections. This family home presents spacious light and bright living in a superb location and is ready and waiting to welcome its new owners.

Amble, Northumberland's friendliest port, offers a wide range of amenities including a supermarket, shops, doctors, Primary schools and a High school, health centre, pubs and restaurants including vibrant seafood eateries. There is still a working harbour, a marina and a popular Sunday market. Many of the things to do in Amble are based on the very thing that almost completely surrounds it - water. Watersports, sailing, canoeing, kayaking and fishing are all extremely popular. Amble is home to the UK’s only puffin festival, inspired by the colourful 36,000-bird colony nesting on Coquet Island, an RSPB seabird sanctuary a mile off the coast. Warkworth and Alnwick are a short drive away. Amble has a regular bus service to Alnwick, Ashington, Blyth and Newcastle, and it is approximately 4.5 miles

to the mainline rail station at Alnmouth.

The front door opens into a useful porch which houses the electrical consumer unit for ease of access, and which offers space to hang coats and store shoes. The space is finished with stylish dark grey wood-look laminate flooring which extends into the lounge creating a seamless transition between the different spaces.

With a window overlooking the front of the property, the lounge is an inviting room in which to spend time with family and friends. There is plenty of space for a range of comfortable furniture and there is beneficial access to the storage cupboard beneath the stairs.

A door leads to an internal hallway which provides convenient access to the ground floor WC. The suite comprises a close coupled toilet with a push button behind and a full pedestal hand wash basin.

The kitchen is a light and bright space overlooking the rear of the property. There are a good number of wall and base units with a wood-look door complemented by a contrasting stone-effect laminate work surface with a matching upstand. In terms of fitted equipment, there is an oven and a four-ring gas hob beneath a stainless-steel splash back and built in chimney style extractor fan, a fridge-freezer, a washing machine and a single bowl stainless steel sink. There is plenty of space to sit and dine before a pair of French doors which open out into the rear garden. The space is finished with a tile-effect vinyl flooring creating a stylish look.

Taking the stairs to the first floor the landing opens out to two bedrooms and the family bathroom.

Bedroom 1 is a good-sized double with plenty of storage options available. Two windows allow a wealth of natural light to circulate.

Bedroom 2 is a double room taking advantage of views to the rear of the property. This light and airy room also offers a range of storage options.

The family bathroom is spacious and comprises a close coupled toilet with a push button behind, a full pedestal hand wash basin, an extractor fan, an electric shower over the bath and a chrome heated towel rail ensures added comfort. The space is attractively tiled creating a crisp and fresh finish.

The stairs continue to the third floor where there landing opens out to a storage cupboard before the space leads to the primary bedroom. With two Velux windows within the shaped ceiling, this spacious double room is slightly further removed from the main hub of the home making it a superbly peaceful and tranquil space. Loft access is available.

The rear garden offers a pleasant space in which you can relax and unwind at the end of the day. A paved area adjacent to the property offers an ideal space for al fresco dining and a path leading to a second paved space provides an alternative place to sit and enjoy the sunshine. The remaining space is laid to lawn and there is gated access to the rear.

Tenure: Leasehold

EPC: B
Council Tax Band:
Monthly Rent: £110.88
Service Charge: £47.88

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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

- No chain
- Shared ownership 75% owned
- Driveway parking
- Light and spacious
- Builders guarantee
- Garden
- Coastal location

Contact Us

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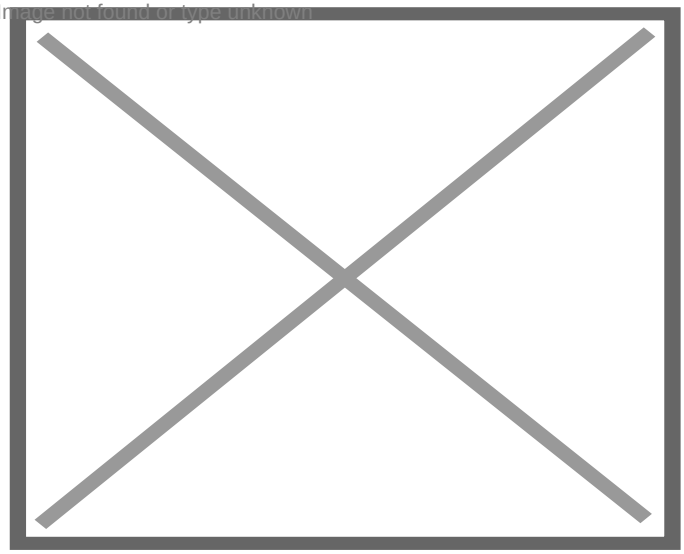


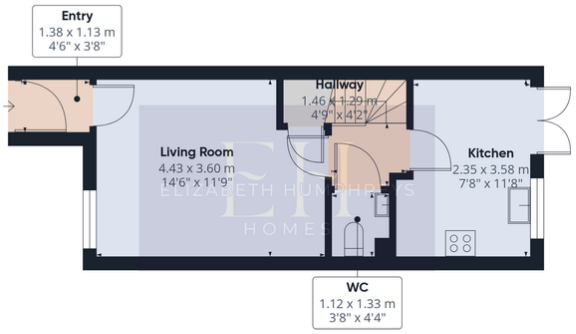




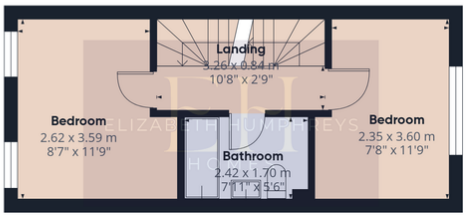


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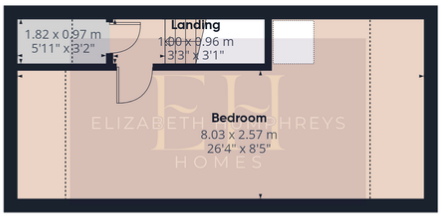




Ground Floor



Floor 1





Floor 2

Approximate total area(1)

83.2 m²

895 ft²

Reduced headroom

7.3 m²

78 ft²

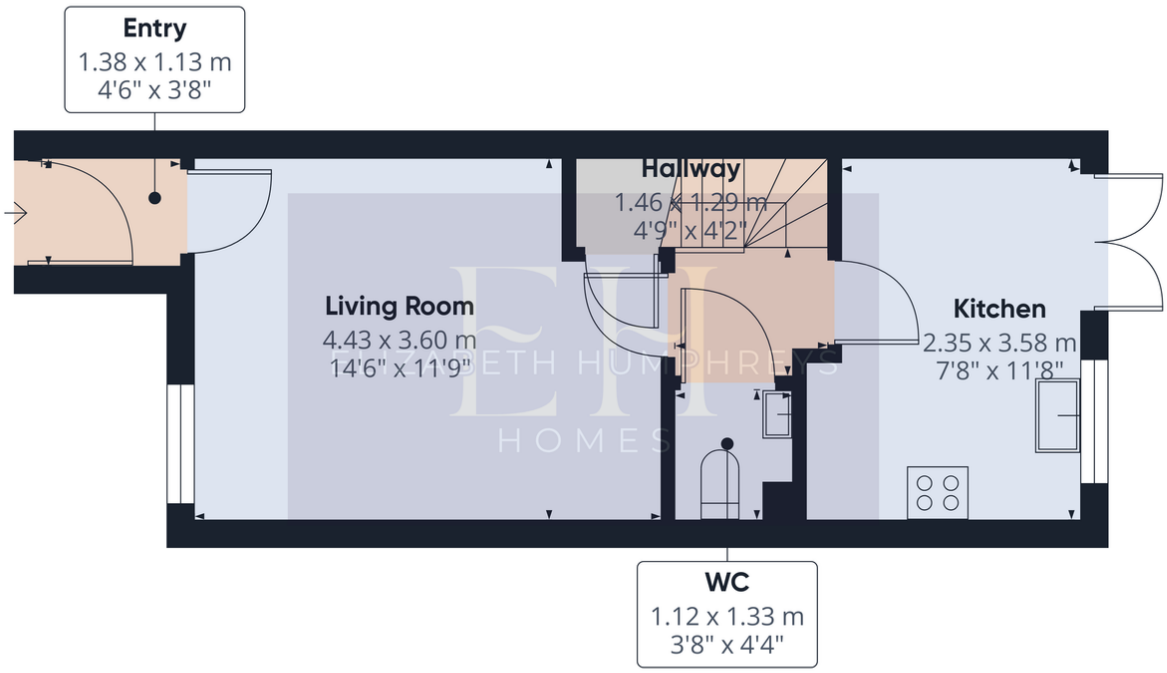
(1) Excluding balconies and terraces

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)

31.5 m²

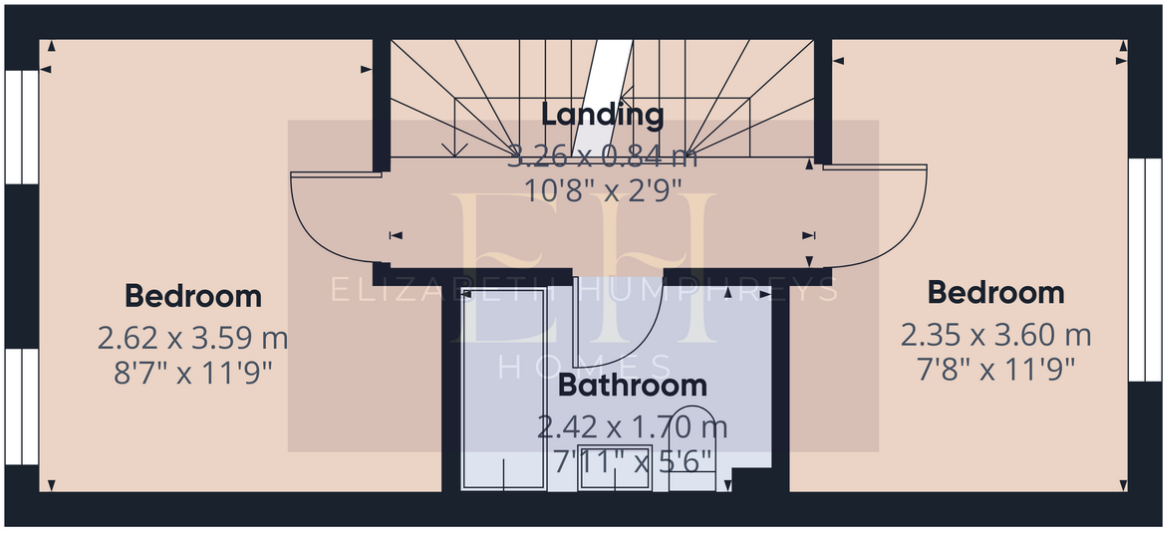
339 ft²

(1) Excluding balconies and terraces

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Ground Floor



Approximate total area(1)

26 m²

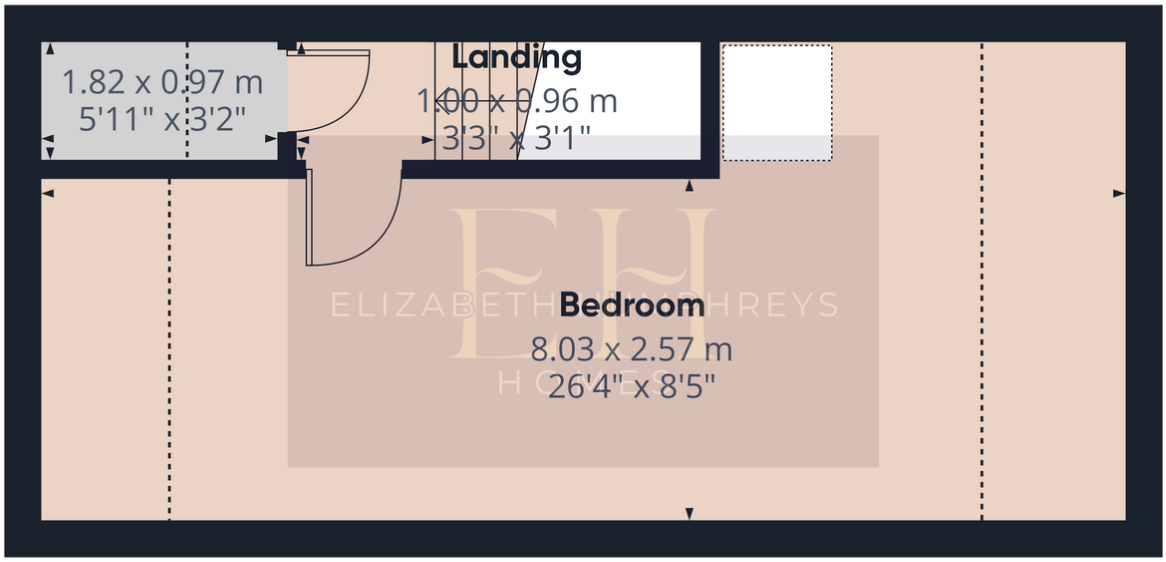
280 ft²

(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



N
W E
S

Floor 2

Approximate total area(1)

25.7 m²
276 ft²

Reduced headroom

7.3 m²
78 ft²

(1) Excluding balconies and terraces

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

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