

Middleton Street, Amble, Morpeth, Northumberland

Offers Over £200,000



Full Description

A beautifully restored home offering a unique blend of period living with contemporary features. Elizabeth Humphreys Homes are proud to welcome to the market this fabulous stone-built 3 bedroomed terraced property located in the popular fishing port of Amble. Benefiting from a garden to the side and a rear yard, uPVC double glazed windows and a composite front door, gas central heating, good broadband connection, and all the other usual mains connections, this home offers modern living within walking distance of the beach and is not to be missed.

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 an internal hallway with stunning reclaimed gym solid wood flooring which extends throughout most of the ground floor creating a seamless transition between the different spaces. The interior colour palette is beautifully natural which enhances the elegance and style perfectly and the 1920's style stripped wood and fluted glass doors add charm. Stairs, with seagrass-style carpet with stair rods, ascend to the first floor and various doors lead off.

The ground floor WC is a superb asset as it negates the need to continually frequent the upstairs facilities. The suite comprises a toilet with a wooden seat and a high-level cistern and a Victorian style hand wash basin with a metal pedestal.

Dual aspect with a window to the front and one to the side, the living room is a light and bright room showcasing a stunning original fireplace which houses a wood burner set on a slate hearth with a brick insert with a stone mantle above. This is an exquisite focal point enticing you to sit before it during the cooler months. A central ceiling light and spotlights add brightness to this inviting room.

Bathed in natural light, the kitchen-diner offers a good number of wall and base units with a green-coloured door complemented by a solid wooden work surface and a neutral tiled splash back all of which create a stunning look. There is a Belfast sink, a full sized fully integrated Smeg dishwasher and pull-out waste containers. There is space for a range cooker beneath a chimney style extractor fan and space for a free-standing fridge freezer. A breakfast bar area allows for additional seating and work surface and an opening leads to a pantry cupboard which offers excellent storage in addition to housing the electrical consumer unit. There is plenty of space to accommodate a dining table with accompanying chairs before a pair of sliding doors which open to the rear yard facilitating free flow of movement between indoor and outdoor living.

Taking the stairs to the first floor, the landing splits left and right to offer convenient access to the bedroom and bathroom facilities.

The principal bedroom is a good-sized double room with a window overlooking the side of the property. The stripped wood floorboards are stunning, and the high ceilings add to the sense of space offered by this wonderfully restful room.

Bedroom 2 is a large double room again with stripped wooden floorboards illuminated by the natural light entering. Another beautifully decorated and relaxing room.

Bedroom 3 is a spacious bedroom currently utilised as a home office/day room. This room overlooks the front of the property.

The family bathroom comprises a reclaimed wooden vanity unit with a beautiful free-standing hand wash basin with a free-standing tap behind, an extractor fan, a white bath with a Victorian style shower head and a separate shower head over and a white toilet with a wooden seat and elevated cistern. A Victorian style heated towel rail ensures added comfort. The space is finished with sage-green tiling creating an incredibly stylish look.

Externally, the separate garden to the side is securely fenced to allow children and family pets to play safely. The side yard with up and over garage door, is a wonderful suntrap making it the perfect space in which to relax and unwind with a cup of coffee or a glass of wine at the end of the day.

Tenure: Freehold
Council Tax Band:
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

Features

- Wonderful stone period home
- Yard with garage door
- Stunning finishes
- Seaside home
- Walk to the beach
- Ground floor WC
- Spacious living areas
- Garden

Contact Us

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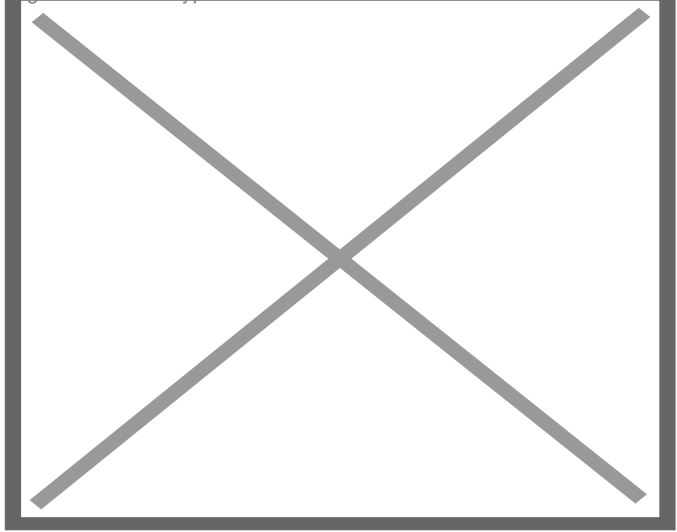


Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		88
(81-91) B		
(69-80) C	72	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Environmental (CO₂) Impact Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92-100) A		87
(81-91) B		
(69-80) C	69	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales	EU Directive 2002/91/EC	



Ground Floor

Floor 1

Approximate total area¹⁾
92.1 m²
993 ft²

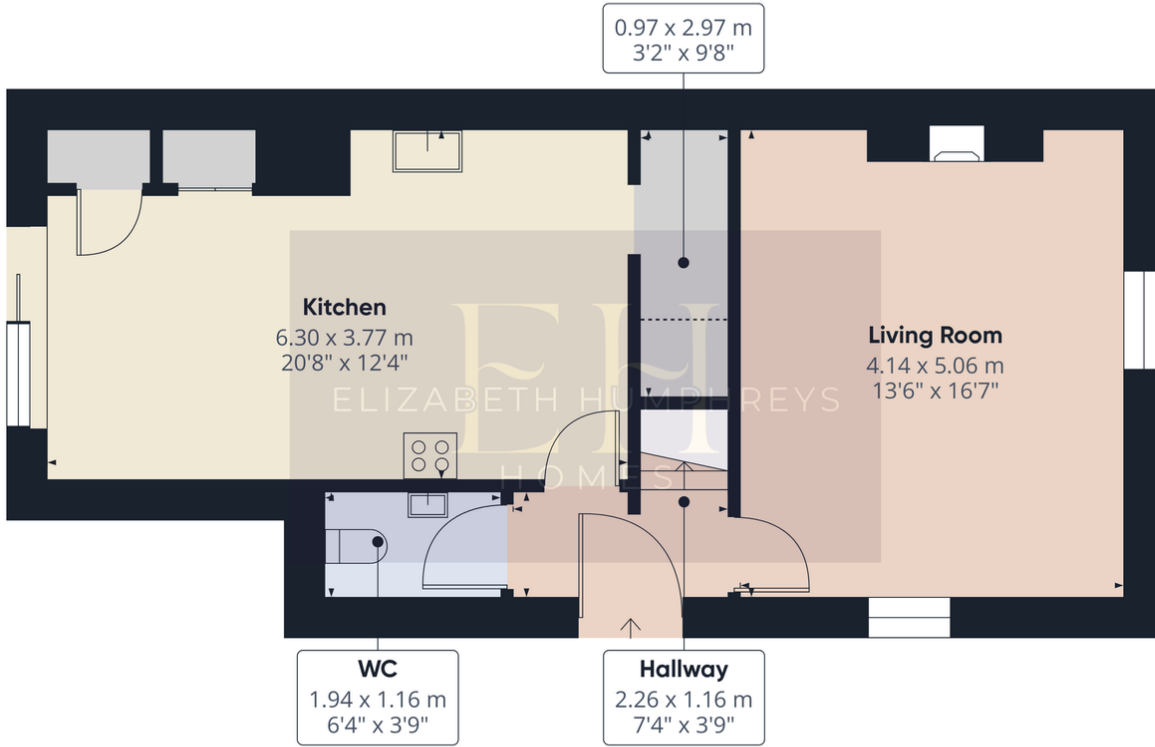
Reduced headroom
0.8 m²
8 ft²

(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⁾
53.2 m²
574 ft²

Reduced headroom
0.8 m²
8 ft²

(1) Excluding balconies and terraces

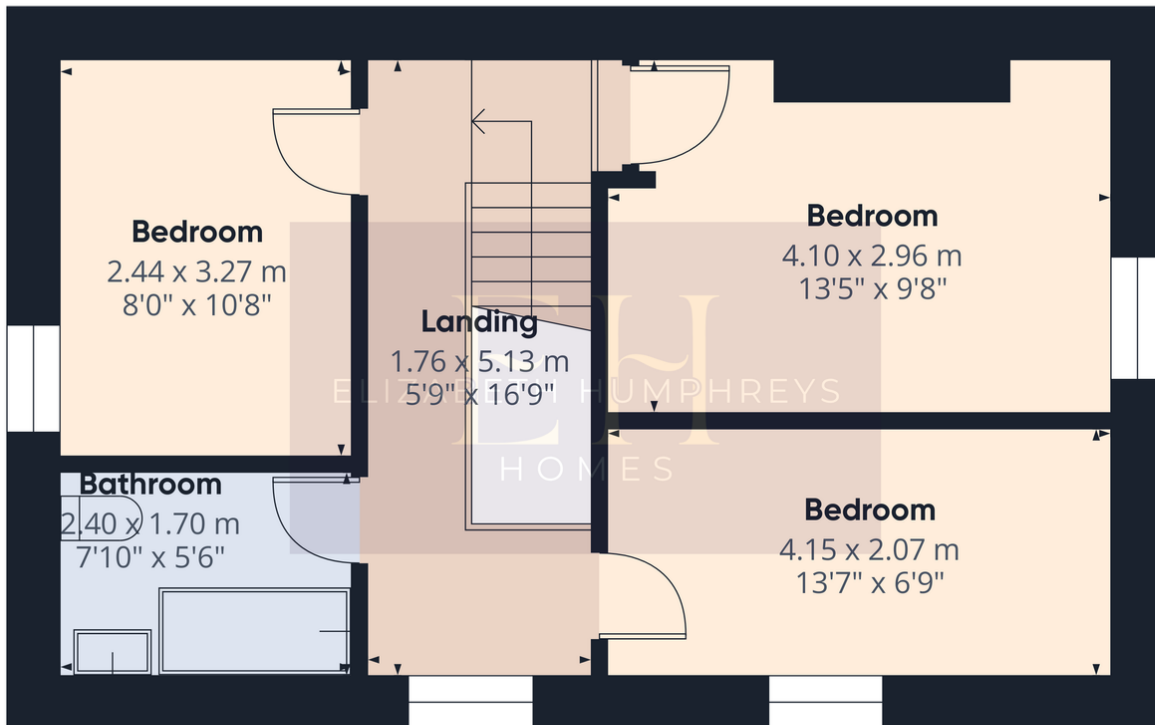
Reduced headroom
..... Below 1.5 m/5 ft

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 area⁽¹⁾
38.9 m²
419 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