



Hotspur Place | Alnwick | NE66 1QF

£190,000

Situated just moments from Alnwick town centre, this well-presented mid-terraced house is ideal for first-time buyers or those seeking convenient town-centre living. The property features a dual-aspect lounge/diner, modern fitted kitchen, three bedrooms, excellent storage throughout, a private paved rear garden, and the added benefit of residents' parking to the rear. Early viewing is highly recommended.

**x 3****x 1****x 1****MID TERRACED HOUSE****REAR PAVED GARDEN WITH CASTLE VIEWS****CENTRAL LOCATION****COMMUNAL PRIVATE RESIDENTS PARKING****GREAT FOR STORAGE SPACE****GAS CENTRAL HEATING****THREE BEDROOMS****SPACIOUS LIVING ROOM THROUGH TO DINING ROOM****For any more information regarding the property please contact us today****9 Hotspur Place, Alnwick, NE66 1QF**

Centrally located within easy walking distance of Alnwick town centre, this attractive mid-terraced house offers a fantastic opportunity for first-time buyers or those seeking convenient access to the town's wide range of shops, cafés, and amenities.

The property benefits from residents' parking in a car park to the rear and its own private paved rear garden, providing a low-maintenance outdoor space ideal for relaxing or entertaining.

Internally, the home offers well-proportioned accommodation throughout. The lounge through dining room enjoys a dual aspect, creating a bright and welcoming living space. The kitchen is fitted with modern units, offering ample storage and worktop space.

To the first floor are three bedrooms, comprising two double bedrooms and one single bedroom. Storage is a real highlight of the property, with fitted cupboards on the landing, a large cupboard with hanging rails in the third bedroom, and a very spacious storage cupboard off the spacious entrance hall. Several neighbouring properties have successfully converted this space into a downstairs W.C., offering excellent potential for buyers.

All the windows are UPVC double glazed, and heating is via a gas boiler with radiators.

Well positioned in a sought-after location, this property combines practical living space, excellent storage, and town-centre convenience, making it a home well worth viewing.

ENTRANCE HALL

Double-glazed composite entrance door | Radiator | Staircase to first floor | Ceiling rose | Large storage cupboard with electric meter and fuse box | Cupboard housing gas meter | Part-glazed door to lounge

LIVING/DINING ROOM

21' 7" x 11' 1" max, 8' 4" min (6.57m x 3.38m max, 2.54m min) UPVC double-glazed bow window to front | UPVC double-glazed window to rear | Laminate floor | Radiators | Dado rail | Coving to ceiling | Ceiling roses | Part-glazed doors to hall and kitchen

KITCHEN 10' 9" x 7' 1" (3.27m x 2.16m)

Fitted wall and base units incorporating; electric hob, extractor hood, electric oven, 1.5 stainless steel sink, space for washing machine, space for fridge freezer

UPVC double-glazed window | Tiled walls | Tiled floor | Double-glazed composite external door to rear courtyard garden

FIRST FLOOR LANDING

Radiator | Loft access hatch | Two shelved storage cupboards | Doors to bedrooms and shower room

SHOWER ROOM/WET ROOM 8' 3" x 5' 5" (2.51m x 1.65m)
Walk-in shower with glass screen and mains powered shower | Wall mounted wash-hand basin | Close-coupled W.C | Fully tiled walls | Chrome ladder style radiator | UPVC panelled ceiling with downlights | UPVC double-glazed frosted window

BEDROOM ONE (rear) 11' 2" x 10' 9" (3.40m x 3.27m)

UPVC double-glazed window | Decorative coving | Ceiling rose | Radiator

BEDROOM TWO (front) 10' x 7'10 plus door recess
UPVC double glazed window, radiator, decorative coving, ceiling rose

BEDROOM THREE (front)

11' 5" max width, narrowing to 8' 2" x 6' 9" max (3.48m max width, narrowing to 2.49m x 2.06m max)
UPVC double-glazed window | Radiator | Over-stairs storage cupboard with hanging rails | Dado rail | Decorative coving | Ceiling rose

EXTERNALLY

Paved area to the front with wrought iron railings | Steps up to front entrance

Paved rear courtyard style garden with planted borders and wall boundaries, leading to a communal paved garden area and private communal residents parking

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: Open Reach Website confirms Full Fibre Broadband is available in this location

Mobile Signal Coverage Blackspot: No

Parking: On Street & Communal Residents Parking

MINING

The North East region is famous for its rich mining heritage and therefore it will be beneficial to conduct a mining search. Confirmation should be sought from a conveyancer as to its effect on the property, if any

RESTRICTIONS AND RIGHTS

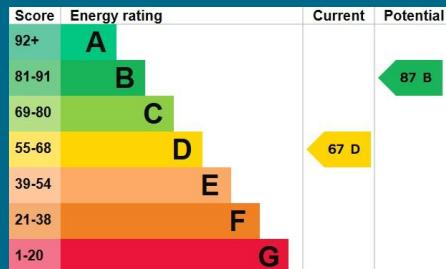
This property is in a conservation area.

TENURE

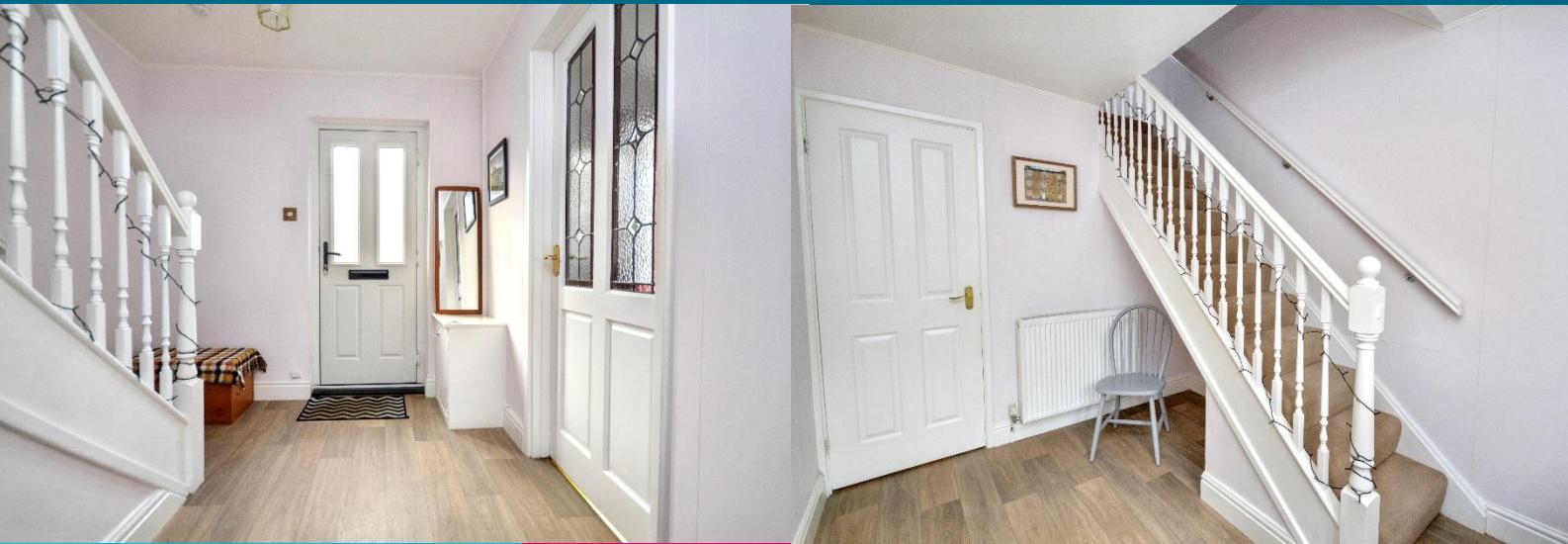
Freehold - It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser

COUNCIL TAX BAND: B

EPC RATING: D



AL009410/DM/TB/27/01/2026/V1



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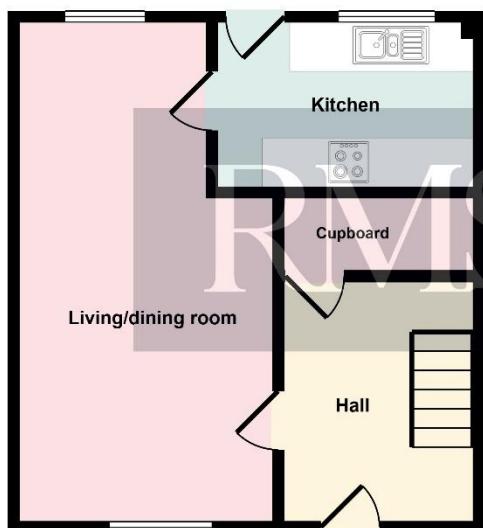


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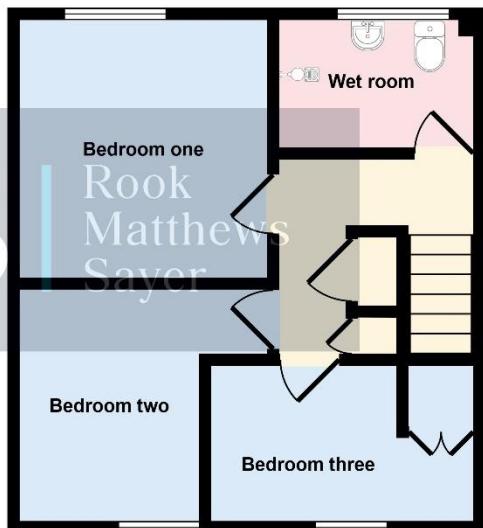
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Approx Gross Internal Area
69 sq m / 746 sq ft



Ground Floor
Approx 34 sq m / 371 sq ft



First Floor
Approx 35 sq m / 375 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

AL009410 VERSION 1

Money Laundering Regulations – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

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