



Sonsy Cottage

2 Osborne Place, Alnmouth



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Sonsy Cottage

2 Osborne Place, Alnmouth, Alnwick,
Northumberland, NE66 2RF

A lovely, three bedroom traditional stone terrace cottage, tucked away off Grosvenor Terrace in the centre of Alnmouth village - an ideal main, second home or holiday let, with an attractive and private courtyard garden to the front, and many original features retained - only minutes from local pubs, cafes and restaurants and a short walk to the beach. NO UPWARD CHAIN

Sonsy Cottage has excellent accommodation set over two floors, tucked away in Osborne Place, off Grosvenor Terrace in Alnmouth, with lovely traditional features including a wood burning stove and stone inglenook fireplace in the living room, a fabulous Orangery style kitchen /breakfast room extension, built by the current owners and wood floorboards. There is potential for the reconfiguration of the existing layout, with the 3rd bedroom, accessed from the main bedroom, as an ensuite/second bathroom (subject to normal building consents).

Price Guide:

Guide Price £375,000

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Ground floor - Entrance lobby with doors to the kitchen and ground floor shower/WC | Fantastic kitchen/breakfast room with excellent natural light from the atrium glass roof and window to the front - fitted with a range of painted cabinets with a Belfast style sink, integrated dishwasher and space for a freestanding cooker and fridge/freezer| Generous living room with a stone inglenook fireplace and cast iron wood burning stove, with a stair case to the first floor | Stylish Ground floor shower room with a large walk in shower with Rainfall head, wash hand basin and WC housed in a vanity cabinet.

First floor - Main bedroom with a window to the front, cast iron fireplace and door giving access to bedroom three | Double bedroom two with a window to the front | Twin bedroom three with potential as an ensuite/2nd bathroom.

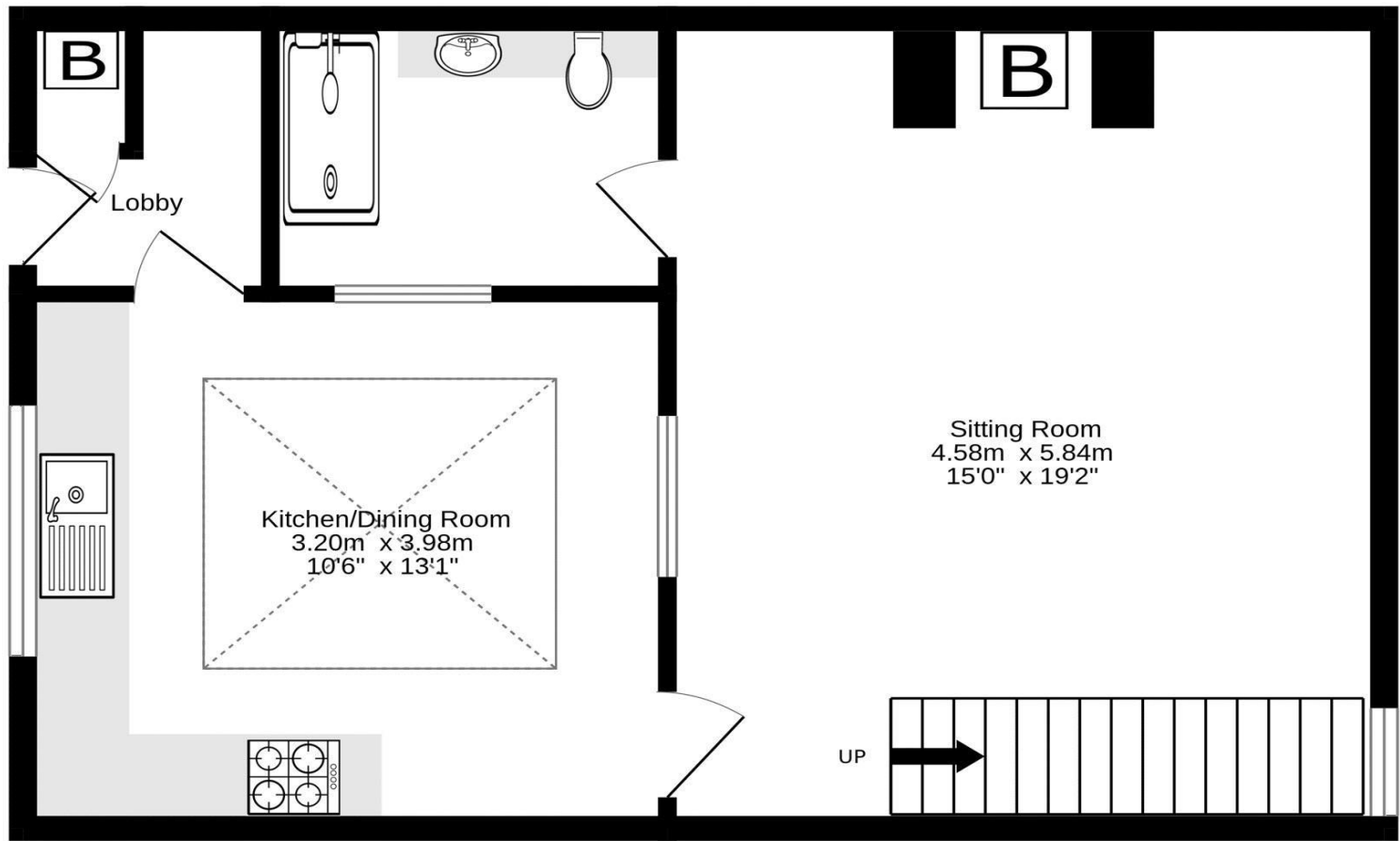
Externally - The cottage is accessed via a shared pathway running along Osborne Place from Grosvenor Terrace | Paved and easily maintained sunny courtyard garden with excellent privacy | No parking to the property - access via footpath on Grosvenor Terrace.



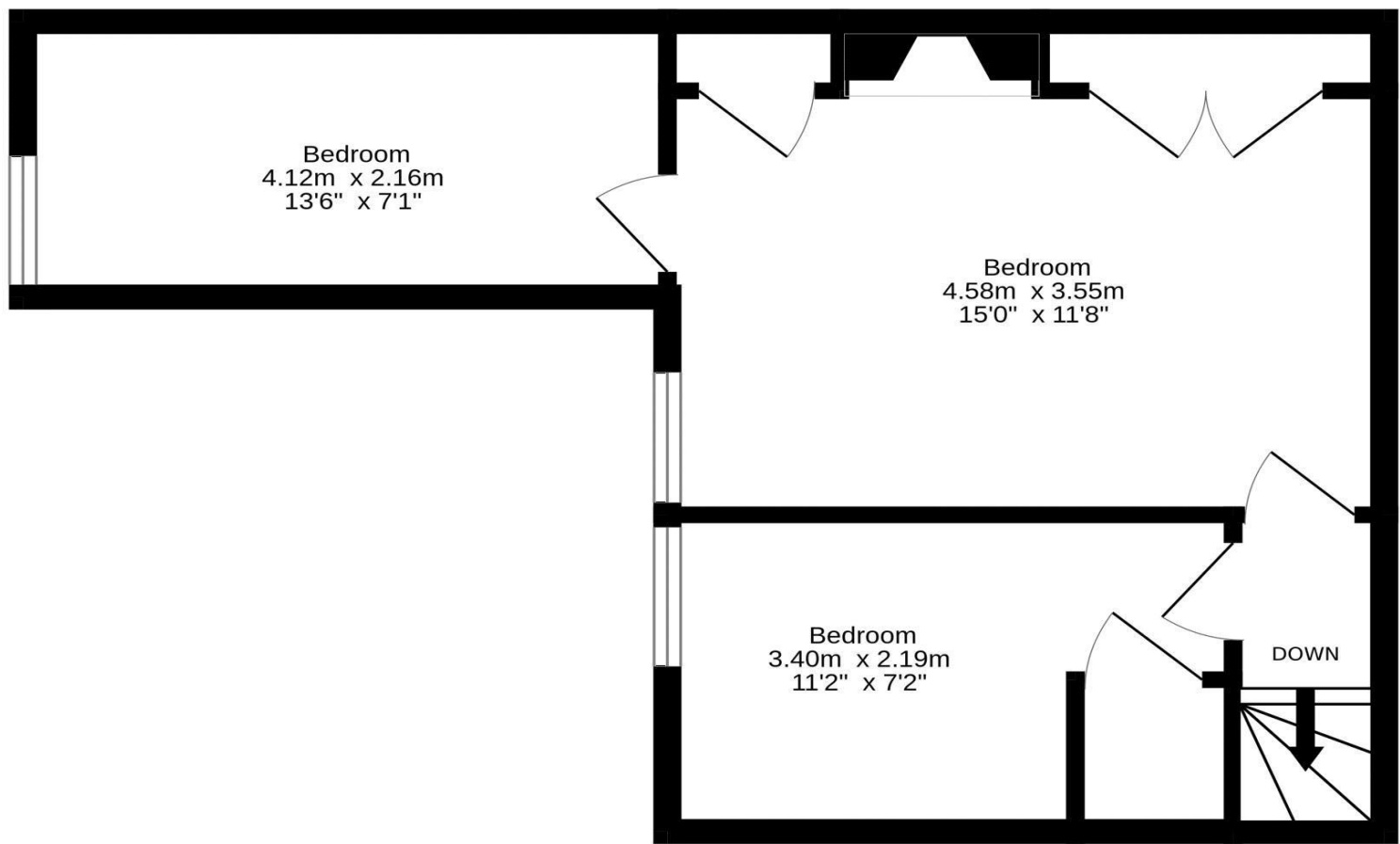
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Ground Floor
50.2 sq.m. (541 sq.ft.) approx.



1st Floor
34.4 sq.m. (370 sq.ft.) approx.



TOTAL FLOOR AREA : 84.6 sq.m. (910 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Alnmouth offers a great 'lifestyle' opportunity in one of the most picturesque villages on the coast, with a stunning sandy beach and Estuary, many high quality restaurants, pubs and coffee shops, a Delicatessen, Art Gallery, Post Office, Links Golf Club, Sailing Club and Cricket Club. It has excellent connectivity to Newcastle, Edinburgh and London via the nearby North East main line train station and the bustling market town of Alnwick, home to the Duke of Northumberland, is located just to the north of Alnmouth offering a range of shops/supermarkets, leisure facilities and schooling for all ages.

Services: Mains Electric, Gas, Water & Drainage | Gas Central Heating | Tenure: Freehold | Council Tax: Business Rates | EPC: D

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