



# 2 Heugh Wynd

Craster



SANDERSON  
YOUNG





## 2 Heugh Wynd Craster, Alnwick, Northumberland, NE66 3TL

**An excellent three bedroom, semi detached house occupying a prime position on Heugh Wynd in Craster - a generous corner plot with views down Church Terrace to the sea and coastline - with gardens to three sides, a lovely open rear aspect over the neighbouring gardens and on street parking, with potential to create driveway parking if required- NO UPWARD CHAIN**

The three bedroom house has been in the same family for nearly 50 years, both as main home and second holiday home, and has a fabulous location in Craster within only a few minutes walk from the popular The Jolly Fisherman pub, Craster Kipper 'Smokery', beautiful & historic harbour and stunning Coastal Path linking a number of villages.

The semi detached house benefits from uPVC double glazed windows, an oil fired 'Esse' range cooker, which heats the water, and also an electric immersion tank also heating the water, with night storage heaters and an open fire in the sitting room.

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### Price Guide:

Offers Over £275,000

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**Ground floor** - Entrance hallway with stairs to the first floor and a night storage heater | Lovely dual aspect sitting room, which runs from the front to the rear of the house, with a tiled fireplace (suitable for an open fire), windows to front and rear, and two night storage heaters | The dining room has sliding patio doors to the rear garden and a doorway through to the kitchen | The kitchen has a range of cabinets, an oil fired 'Esse' range cooker, window overlooking the rear garden, electric cooker point, and a large walk in larder | The side porch area offers potential for conversion to further accommodation (Subject to normal building regulations approvals) currently incorporating a ground floor WC, garden store, and wash house/utility room - this could all be opened up to create one much larger space or equally a study or workshop.

**First floor** - First floor landing with a window to the front with views to the sea | Double bedroom one has built in wardrobes to one wall, as well as two original built in storage cupboards, twin windows overlooking the rear garden and night storage heater | Bedroom two is a twin bedroom with two built in wardrobes, also with twin windows overlooking the rear garden and night storage heater | Single bedroom three has a window to the front with sea views and two built in storage cupboards | The family bathroom has a coloured suite, comprising bath with a shower over, WC and basin, and a built in cupboard housing the water tank.

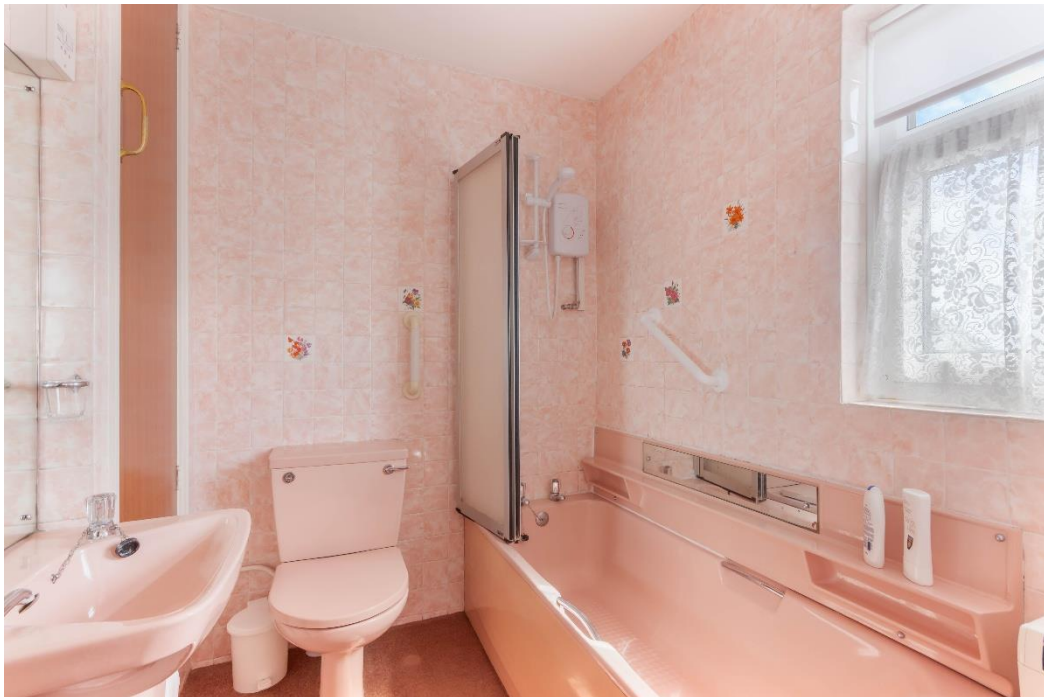
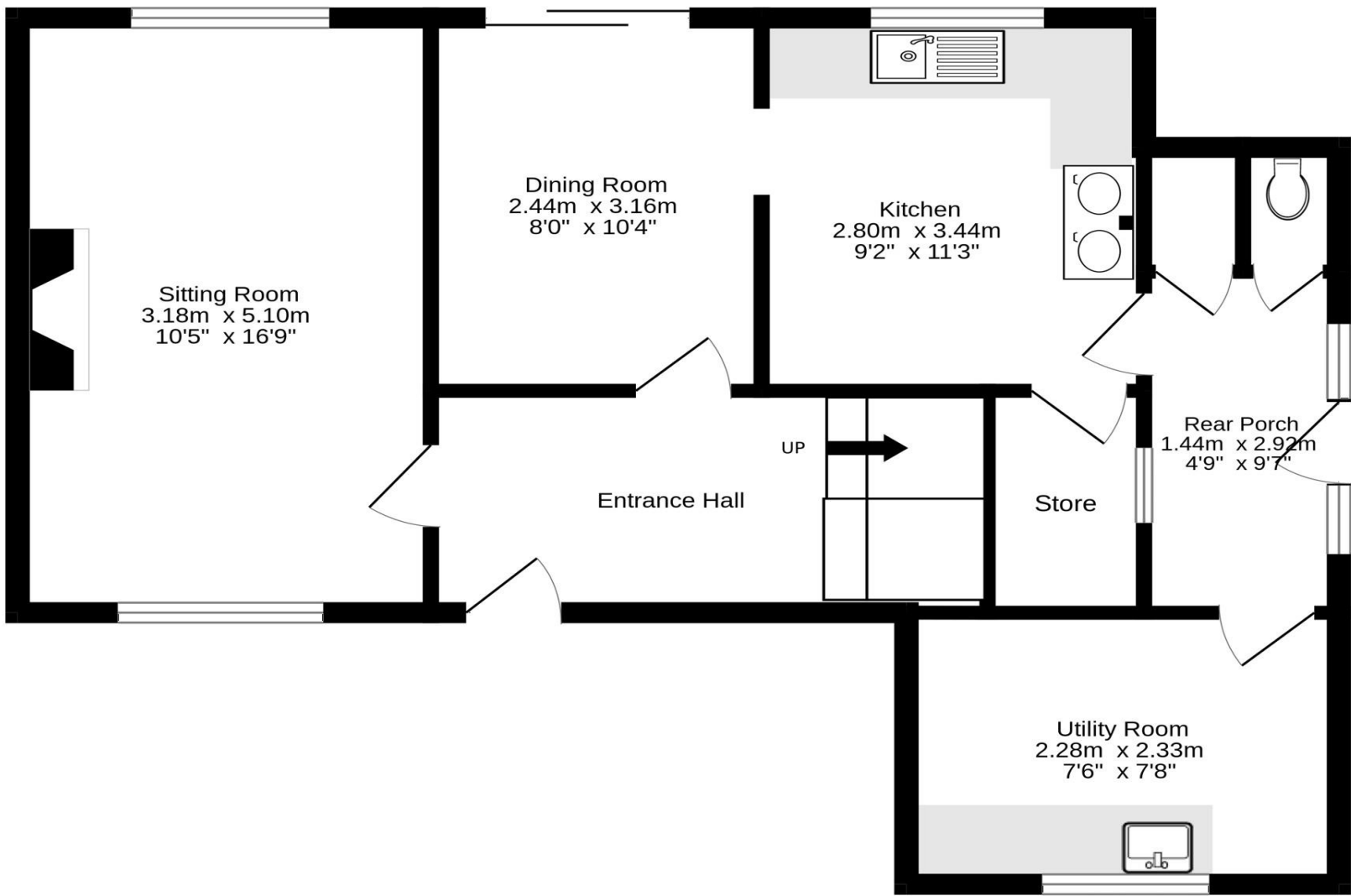


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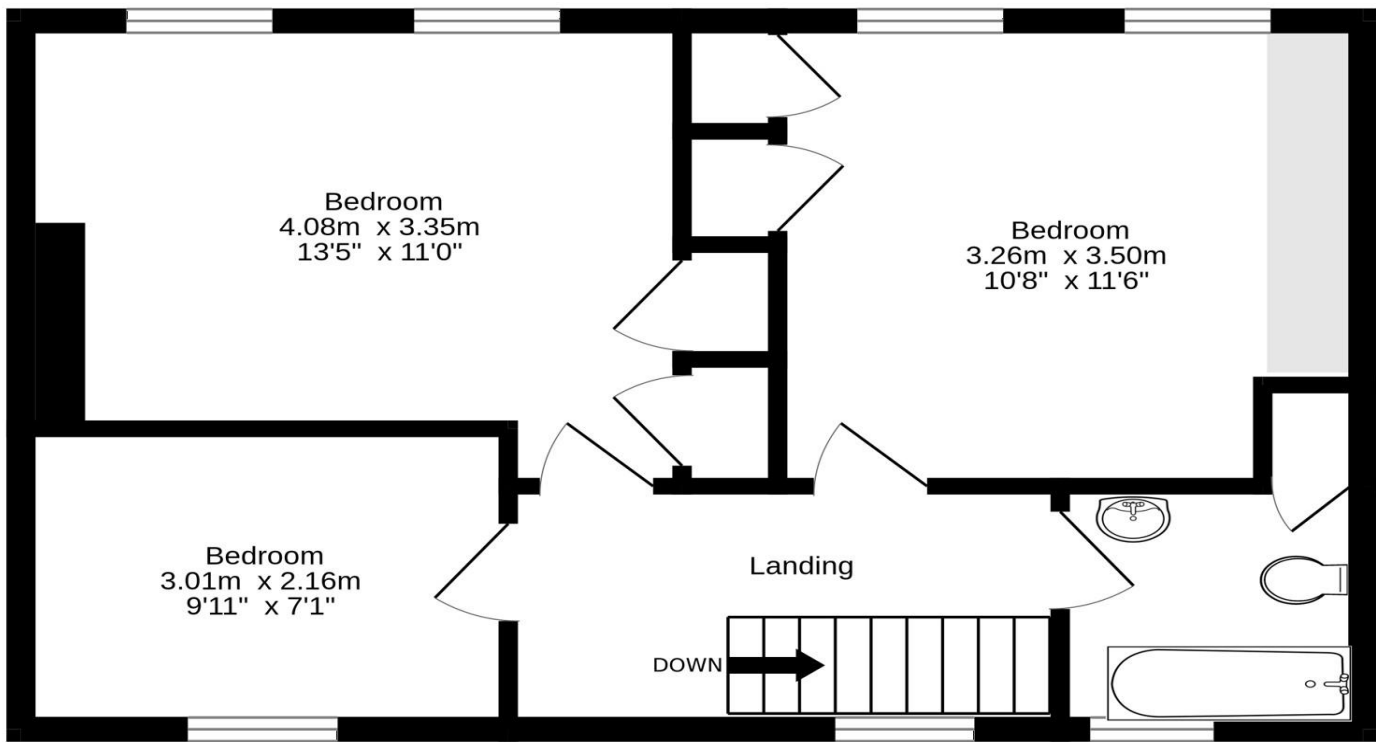




Ground Floor  
54.8 sq.m. (590 sq.ft.) approx.



1st Floor  
41.8 sq.m. (450 sq.ft.) approx.



TOTAL FLOOR AREA : 96.6 sq.m. (1040 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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**Externally** - The triangular shaped plot enjoys gardens to the front, side and rear, with two lawned areas to the front, and a former vegetable garden to the side, which could be created as a driveway or patio area | Paved patio terrace leading from the house, and a hard stand area further up the garden, ideal as either a patio area or for a greenhouse | On street parking to the front.  
Craster is part of the stunning Northumberland Heritage coastline, and gateway on the coastal path to Dunstanburgh Castle - the picture postcard harbour village, famous for its Robson's Craster Smokery & Kippers, offers a range of local amenities including the popular Jolly Fisherman pub/restaurant, and St Peter the Fisherman Church.

Services: Mains Electric, Water & Drainage | Storage Heaters |  
Tenure: Freehold | Council Tax: Band B | EPC: E



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