



# 19 Coast View

Swarland



SANDERSON  
YOUNG





19 Coast View  
Swarland, Morpeth, Northumberland,  
NE65 9JG

**Traditional three bedroom, end terraced cottage, located in the centre of Swarland village, with a fabulous west facing rear garden, with open views towards Swarland Golf course - lived in by the same family for over 40 years, the extended, two storey cottage, circa 1937, is one of three similar properties, with driveway parking for two cars, a detached garage and mature gardens to both front and rear.**

The cottage, a much loved family home since 1982, requires some updating and modernising, and would suit young families wishing to live in a quiet semi-rural location within walking distance of the village First school and downsizers looking for a quiet location with a large garden & close to local amenities.

Price Guide:

Guide Price £250,000

3 2 1 F







Ground floor - Entrance porch | Generous reception hallway, offering great versatility as a study/boot room or reception space | Excellent sitting room with dual aspect windows and cast iron wood burning stove | Hand made kitchen fitted with wood cabinets and space for appliances | Rear lobby area with storage and a door to the rear garden | Lovely Dining room extension, with patio doors opening to the rear gardens | Ground floor bathroom, comprising bath with shower over, and wash hand basin | Separate ground floor WC.

First floor - First floor landing | Double bedroom one with built in storage, and great views over the garden towards the Golf Course | Second good sized double bedroom, an attic style bedroom with windows to two elevations | Third single bedroom.

Externally - The cottage is approached via a gravel driveway, providing parking for two cars | The front garden is lawned, with a side access pathway to the rear garden | The superb west facing rear garden, currently open to the neighbours garden, is lawned with mature planted flower beds and shrubs | A detached garage, currently used for storage.

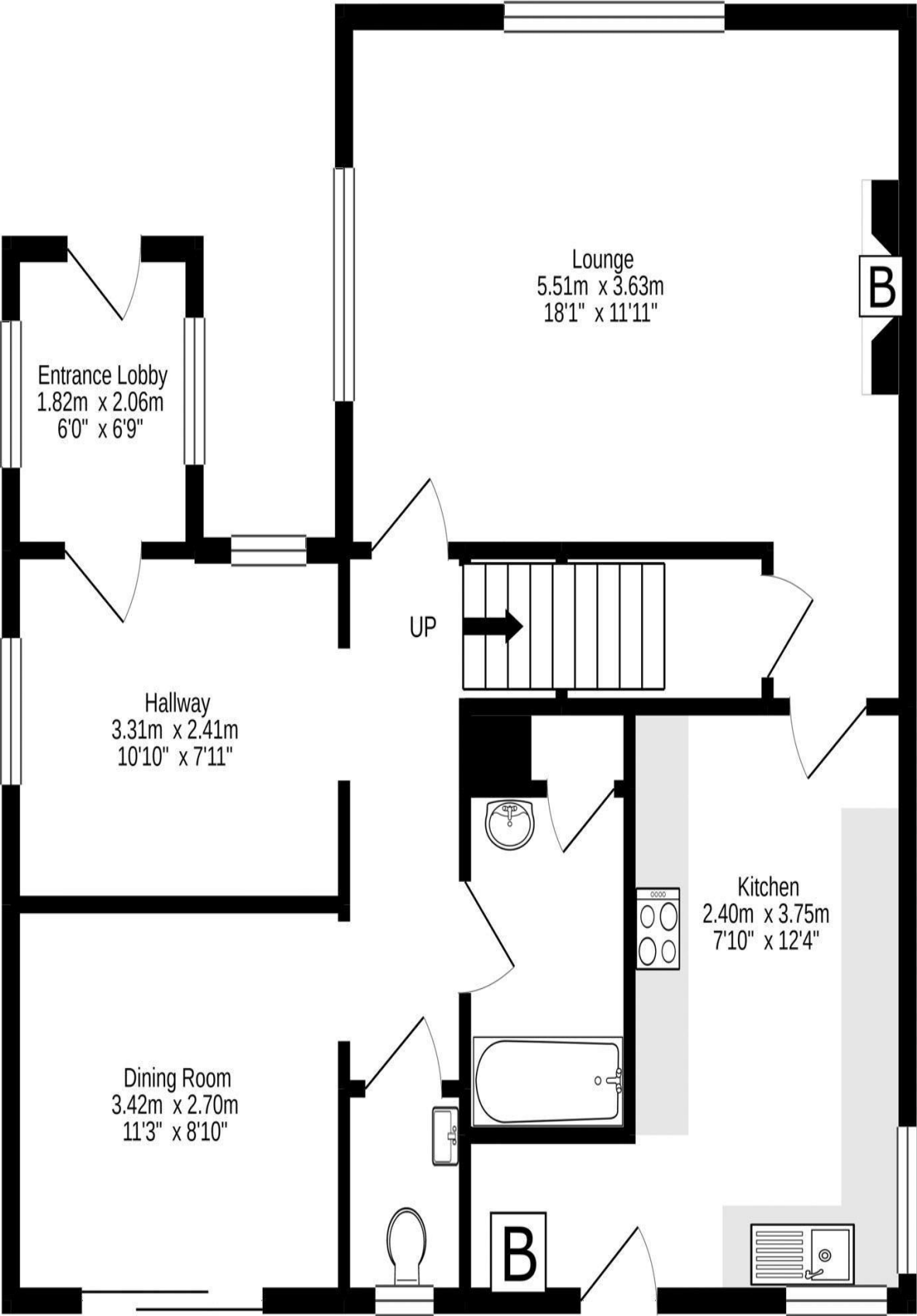


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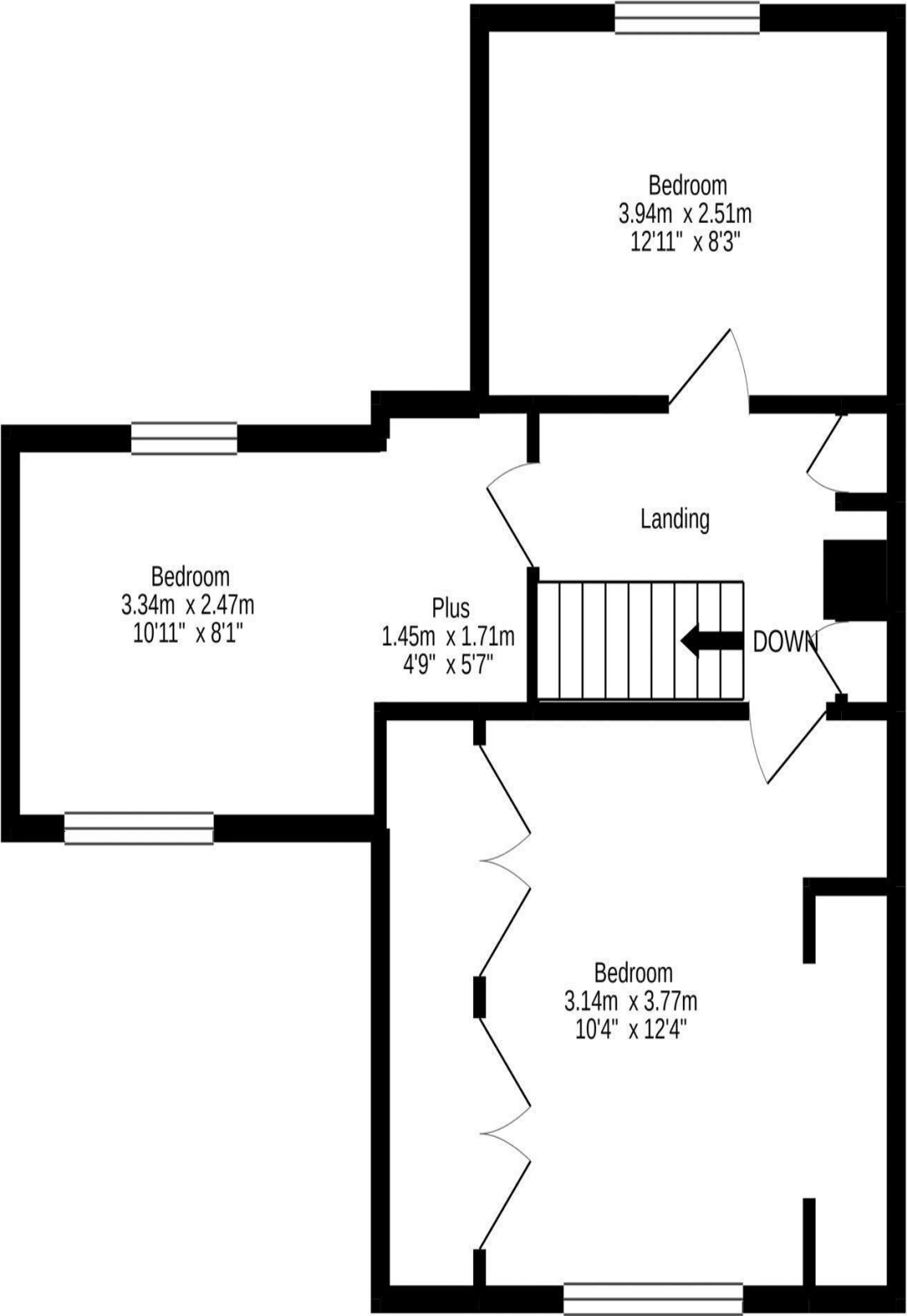




Ground Floor



1st Floor



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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Swarland village is located just off the A1, approx. 7 miles south of Alnwick, and inland from the stunning Northumbrian coastline. The village offers a range of local amenities including a Golf Course, 'Vyner Park' with its 'Nelsons at the Park' Coffee shop, sporting facilities, including three tennis courts, bowling green and 5-a-side football pitch, as well as a village First School, Ofsted rated 'Good' with schooling for all ages in Alnwick & Morpeth.

Services: Mains Electric, Water & Drainage | Oil Fired Central Heating | Tenure: Freehold | Council Tax: Band C | EPC: F



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