



# 15 Hotspur Court

Alnwick



SANDERSON  
YOUNG





**15 Hotspur Court**  
**Alnwick, Northumberland, NE66 1PA**

**A fabulous two bedroom/two bathroom ground floor apartment, set in a prime location in this popular apartment development with its own private entrance, and driveway parking for one vehicle directly in front of the property - the property has been well maintained throughout, offering ready to walk into accommodation in this quiet central Alnwick location - ideal as a main residence or second home. No Upward Chain.**

An excellent two bedroom ground floor apartment in Hotspur Court, to the top of Hotspur Place in the centre of Alnwick, within walking distance of the town's many cafes, bars/restaurants, independent shops, Alnwick Playhouse/Cinema & café, and the stunning Alnwick Garden and historic Castle.

The Northumberland heritage coastline is a short drive away, with good connectivity via the A1 trunk road and main line Railway Station at Alnmouth, with regular direct services to Newcastle, Edinburgh Waverley and London Kings Cross.

**Price Guide:**  
Guide Price £195,000

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Accommodation - Private entrance | Entrance vestibule | Impressive 17ft open plan sitting/dining room with a window to the front overlooking the courtyard | The fitted kitchen, open to the living area, is fitted with a range of cabinets with integrated oven, gas hob, fridge, freezer, and dishwasher | Steps lead up to the bedroom hallway, with a large storage cupboard | Useful separate utility room, with a sink and plumbing for a washing machine | Generous master bedroom with a range of fitted wardrobes to one wall | Well appointed ensuite bathroom - bath with shower over, wash hand basin in vanity unit and WC | Bedroom two, currently used as a study, has a window to the front | Excellent Shower room with a large walk in shower cubicle, WC, wash hand basin in vanity unit and heated towel rail.

Externally - Driveway parking for one car, directly outside the apartment in the courtyard | Private entrance with well maintained communal gardens and space for a small bench/seating area | Attractive communal grounds.

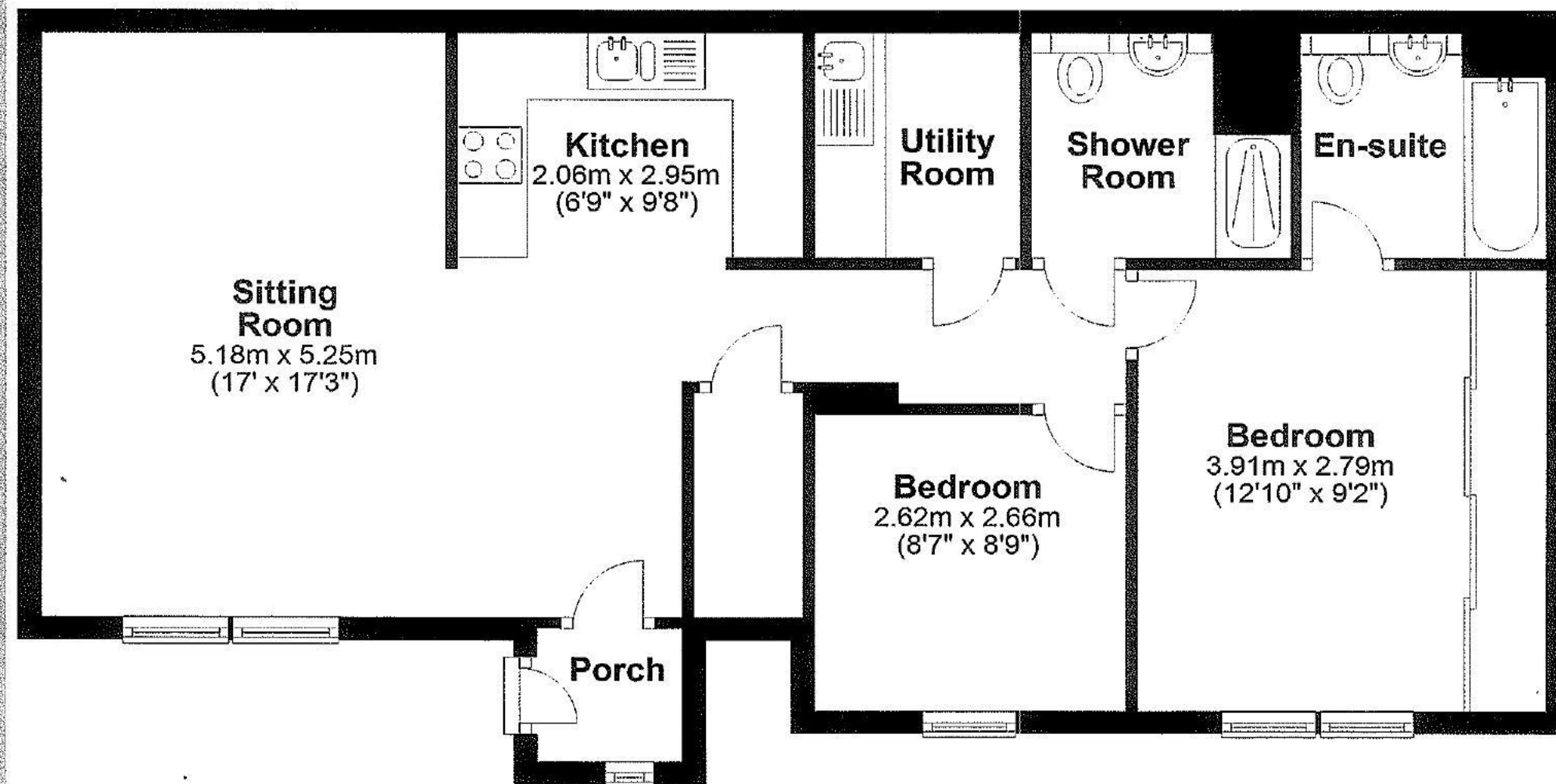


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# 15 Hotspur Court, Alnwick, Northumberland, NE66 1DA



Total area: approx. 73.5 sq. metres (791.2 sq. feet)

## FLOORPLAN

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Services: Mains Electric, Gas, Water & Drainage | Gas Central Heating | Tenure: Leasehold | Council Tax: Band C | EPC: C

Lease Details: Owner of Freehold - Country Life Homes LTD | Years left on Lease - 987 Years | No Ground Rent | Service Charge - £2,214 annually to include 24hr Emergency Response, monthly window cleaning and 12 landscaping visits per year | Managing Agents: Kingston Property Services



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