



10 Beech Estate

Shilbottle



10 Beech Estate, Shilbottle, Alnwick, Northumberland, NE66 2UY

DEVELOPMENT OPPORTUNITY - Two bedroom, detached bungalow requiring updating and modernisation, located to the head of a quiet cul de sac in Beech Estate, Shilbottle with driveway parking and a large, west facing rear garden. NO UPWARD CHAIN

A great opportunity to refurbish a detached bungalow with large gardens - ideal for first time buyers, investors & developers, and those looking to downsize. The property requires cosmetic updating, with gas central heating and uPVC double glazing already in place - the approach to the bungalow is via a steep driveway and there are steps up to both the front and side doors.

Accommodation - Entrance hallway with access to the loft | Sitting room with dual aspect windows and a brick fireplace | Good sized kitchen/breakfast room with cabinets, a window overlooking the rear garden and door to the side | Double bedroom one with a window to the front | Double bedroom two with a window overlooking the rear garden | Bathroom with a white suite - bath with shower over, wash hand basin and WC - chrome ladder radiator and cupboard housing the BAXI gas boiler.





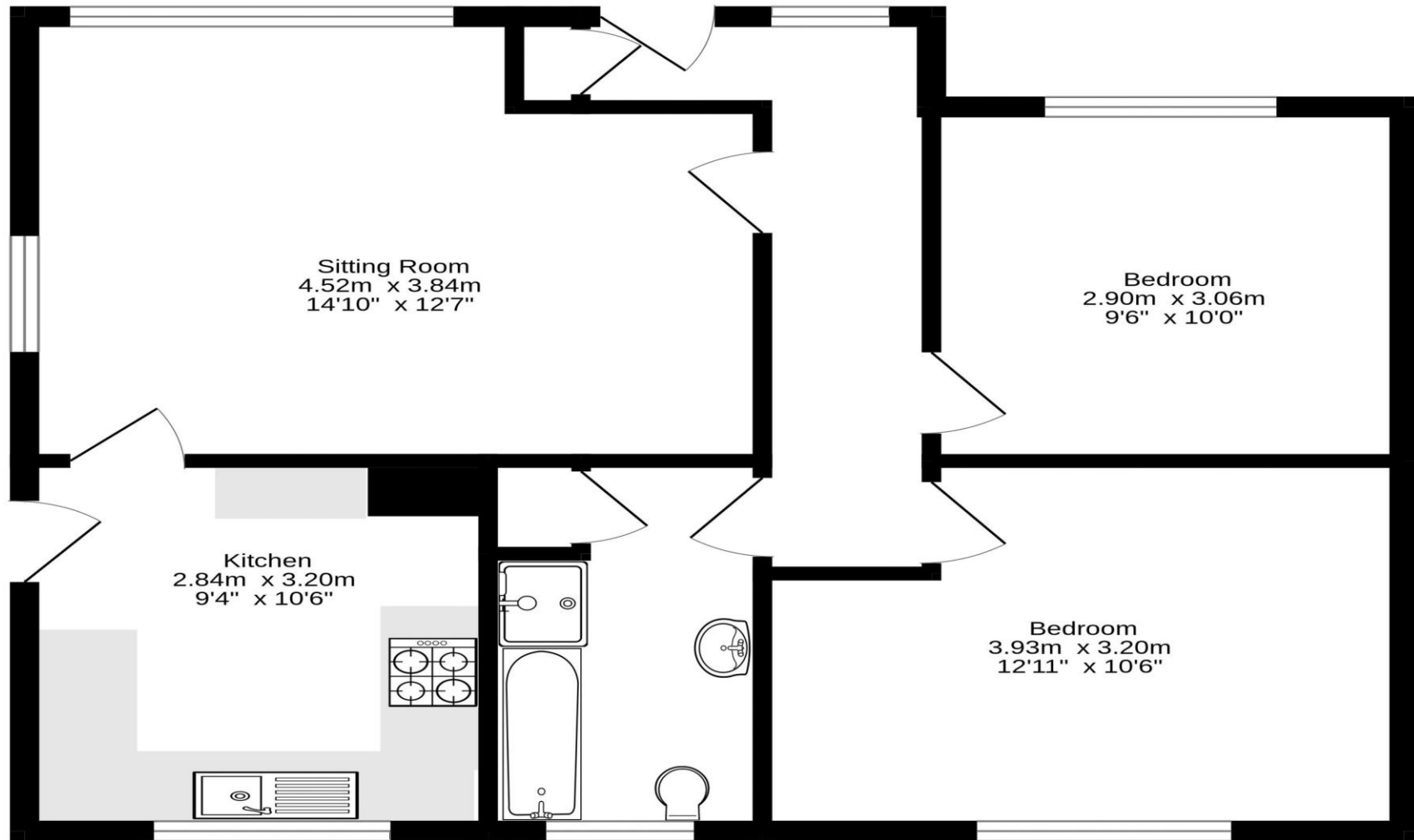
Externally - The bungalow has steps up to the front and side doors, with a garden store cupboard to the side | Driveway parking | Large rear garden with a high hedge to the boundary.

Shilbottle village is located approx. 3.7 miles from Alnwick and 4.3 miles from Alnmouth and the coast, and offers a range of local amenities including the 'Village Farm' Spa & Health club, village Pub, Londis and Morrisons mini supermarket, historic Church, and village First School. There is excellent access to the A1 trunk road for commuting north to Berwick, and south to Morpeth and Newcastle upon Tyne, and good public transport links into Alnwick, as well as Alnmouth main line railway station located close by, for regular direct services to Edinburgh, Newcastle and London Kings Cross.

Services: Mains Electric, Gas, Water & Drainage | Gas Central Heating | Tenure: Freehold | Council Tax: Band A | EPC: E

Offers Over £130,000

Ground Floor
56.9 sq.m. (613 sq.ft.) approx.



TOTAL FLOOR AREA : 56.9 sq.m. (613 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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