

The background features a faint, light-colored illustration of an orchard. It includes several stylized trees with circular canopies and vertical trunks. A small heart shape is positioned in the upper right area of the scene.

APPLE ORCHARD HOUSE  
HIGH BUSTON

# High Buston, Alnwick

Nestled along the rugged coastline of High Buston, sits a quaint Grade II listed stable block turned into a picturesque cottage, offering unparalleled views of the sea from every window. This idyllic retreat, now operating as a holiday let, seamlessly blends historic charm with modern comfort, inviting guests to experience the essence of coastal living.



# Welcome home...

Stepping through the sturdy wooden door, you're greeted by the warm embrace of the kitchen/diner, bathed in natural light filtering through the windows. The cabinets, painted a soothing light grey, perfectly complement the rustic charm of the wooden worktops and exposed beams overhead.

The kitchen boasts all the amenities needed for culinary creations, including a classic Belfast sink and integrated oven, while a sleek induction hob beckons the chef within to create seaside-inspired dishes. A cosy dining area, offers the ideal spot to savor meals while exchanging stories and laughter with loved ones.





## Living space...

Beyond the kitchen, a stone wall forms an archway, leading you into the inviting living room. Here, panoramic vistas of the shimmering sea greet you through every window, creating a serene backdrop for relaxation. A focal point of the room is the imposing log burner, set against a statement surround. Soft, plush furnishings invite you to sink into their embrace, whilst you enjoy an evening in by the fire.



## Time for bed...

As you venture further down the hallway of the charming cottage, you encounter two inviting bedrooms, each offering its own unique blend of comfort and coastal charm.

The first bedroom, though slightly smaller in size, exudes a cozy intimacy that immediately draws you in. Bathed in natural light streaming through the window, this retreat offers views of the sea, providing a serene backdrop for relaxation. A built-in cupboard nestled into one corner offers convenient storage space.

Next lies the second bedroom, larger in size yet equally inviting in its allure. Here, you're yet again greeted by expansive views of the sea. While lacking a built-in cupboard, this spacious sanctuary compensates with its airy ambiance and ample room to unwind.

Just before the bedrooms, the main bathroom of the coastal cottage features a bathtub and overhead shower, providing a space for both relaxing soaks and quick morning refreshes to start the day.





## Secret room...

Venturing up a spiral staircase just off the kitchen, you'll discover the third and final bedroom of the coastal cottage, boasting a spacious layout where a comfortable double bed nestles amidst the charm of the seaside. Alongside, a wall of fitted wardrobes offers ample storage, while the room's windows unveil breathtaking views of rolling fields merging seamlessly with the endless expanse of the sea beyond. Adjacent, an en suite shower room provides convenience and privacy, completing this idyllic retreat with modern comfort and coastal allure.



## Step outside...

The garden surrounding the property is a delightful place to enjoy sunny days. Sit back at your outdoor dining set to enjoy a morning brew, whilst taking in the views of rolling fields that lead all the way to the sea. A calming atmosphere envelops you, perfect for unwinding whilst enjoying the sea breezes and distant calls of gulls.







# Finer Details

POSTCODE: NE66 3QH

TENURE: Freehold

COUNCIL TAX BAND: Exempt

EPC RATING: TBC

BUILD TYPE: Northumbrian Stone

CENTRAL HEATING: Electric

WINDOWS: 5 year guarantee



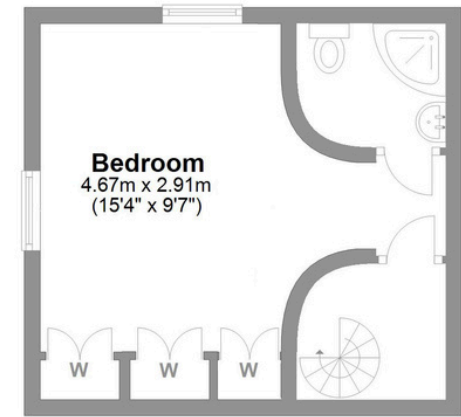
# Apple Orchard House

Total area: approx. 98.6 sq. metres (1061.4 sq. feet)



**Ground Floor**

Approx. 77.3 sq. metres (831.9 sq. feet)



**First Floor**



# LOVE PROPERTY.

Whilst every attempt has been made to ensure the accuracy of the floorplans 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 not drawn to scale and is for illustrative purposes only & should be used as such by any prospective purchaser.

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