



Prudhoe Street | Alnwick | NE66 1UW

£275,000

Beautifully presented period stone terrace on sought-after Prudhoe Street, Alnwick, enjoying stunning views of St Paul's Church. Full of charm with exposed stone, sash windows, and a cosy wood-burning stove, plus a stylish dining kitchen and elegant Victorian-style bathroom. Currently a successful holiday let, ideal as an investment or ready-to-move-into home, offered with no onward chain.

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PERIOD STONE MID-TERRACED HOUSE

SPACIOUS LIVING ROOM

PRIME CENTRAL LOCATION

NO ONWARD CHAIN

**CURRENTLY USED AS A HOLIDAY-LET
RENTAL**

**IMMACULATELY PRESENTED
THROUGHOUT**

FULL OF CHARM & CHARACTER

**DINING KITCHEN WITH INTEGRATED
APPLIANCES**

For any more information regarding the property please contact us today

2 Prudhoe Street, Alnwick, NE66 1UW

Situated on the highly sought-after Prudhoe Street in the historic market town of Alnwick, this delightful period stone terraced house offers an exceptional blend of character, charm, and modern comfort. Currently operated as a successful holiday-let rental, the property presents an ideal investment opportunity or a beautiful home ready to move into.

Boasting picturesque views over the stunning St Paul's Church, the property is immaculately presented throughout and retains a wealth of original features, including exposed stone walls and elegant sash windows.

The spacious living room provides a warm and inviting atmosphere, centred around a charming wood-burning stove—perfect for cosy evenings. A feature archway leads seamlessly through to the dining kitchen, creating a sociable and flowing layout ideal for both everyday living and entertaining.

The well-appointed kitchen is fitted with a range of integrated appliances and offers ample space for dining. Upstairs, the property continues to impress with a beautifully styled Victorian-inspired bathroom, complete with a classic roll-top bath and a separate shower cubicle.

This unique home is offered to the market with no onward chain, ensuring a smooth and straightforward purchase.

Alnwick is a charming and historic Northumberland market town, renowned for its rich heritage, vibrant community, and picturesque surroundings. Home to the iconic Alnwick Castle and beautiful Alnwick Garden, the town offers a unique blend of history and modern amenities. With a variety of independent shops, cafés, and restaurants, along with excellent local schools and transport links, Alnwick is a highly desirable location for both residents and visitors. Its close proximity to the stunning Northumberland coastline and countryside makes it perfect for those seeking a balance of town and rural living.

LIVING ROOM (Front) 14' 1" x 14' 4" (4.29m x 4.37m)

Sash window with window shutters | Fireplace incorporating a woodburning stove | Feature exposed stone wall | Radiators | Laminate floor | Staircase to first floor and arch to dining kitchen

DINING KITCHEN 7' 0" x 21' 9" (2.13m x 6.62m)

Fitted with a range of wall and base units incorporating; 1.5 stainless steel sink, integrated electric hob with extractor hood and electric oven, integrated dishwasher, integrated washing machine, space for fridge freezer

Sash window to front and UPVC double glazed French doors to outside seating area | Ceiling downlights | Laminate flooring | Arch to living room

FIRST FLOOR LANDING

Window to rear | Radiator | Loft access hatch

BEDROOM ONE (Front)

9' 5" plus wardrobes recess x 10' 8" (2.87m plus wardrobes recess x 3.25m)

Sash window with window shutters | Sliding door double wardrobe | Storage cupboard | Radiator | Laminate floor

BEDROOM TWO (Front) 8' 1" x 10' 9" (2.46m x 3.27m)

Sash window | Laminate floor | Radiator

BATHROOM

Luxury period style bathroom suite incorporating; Freestanding roll top bath with mixer tap shower attachment | Pedestal wash-hand basin | Close coupled W.C. | Shower cubicle with bi-fold glass door incorporating a rainfall head mains shower and separate hand-held attachment | Tiled floor | Part-tiled walls | Shaver point | Ceiling downlights | Frosted window | Cupboard housing gas central heating boiler

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PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains Gas

Broadband: Fibre to the Premises

Mobile Signal Coverage Blackspot: No known issues

Parking: On Street Parking

AGENTS NOTE

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

MINING

The North East region is famous for its rich mining heritage and therefore it will be beneficial to conduct a mining search. Confirmation should be sought from a conveyancer as to its effect on the property, if any.

TENURE

Freehold – It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser

COUNCIL TAX BAND: Business rates currently apply due to property being a holiday let

EPC RATING: Currently awaiting EPC

EPC
Coming Soon



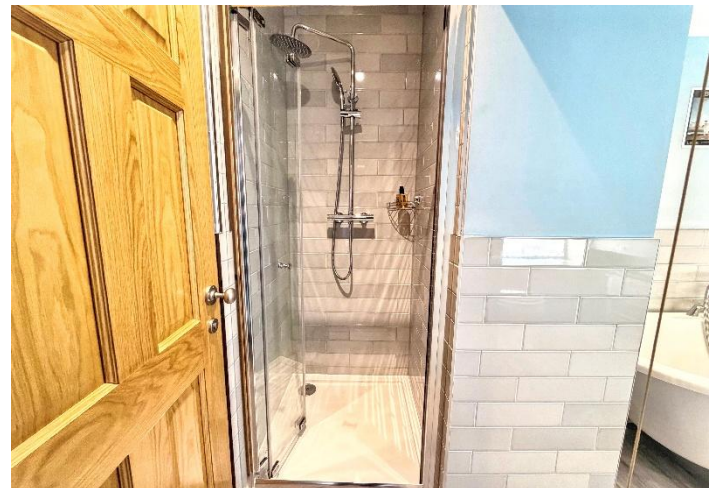
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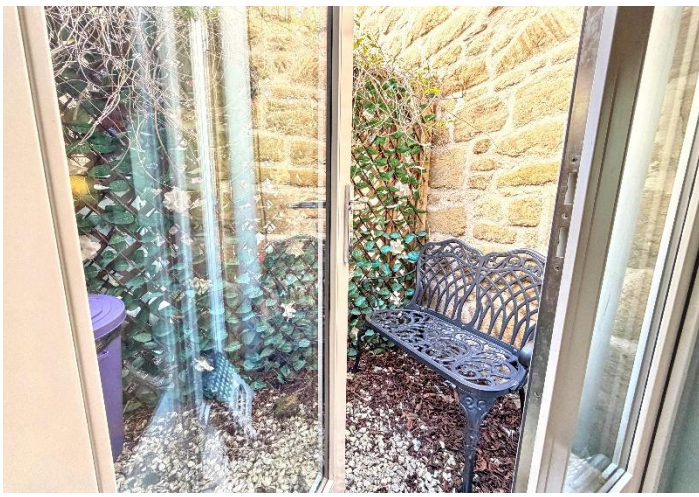


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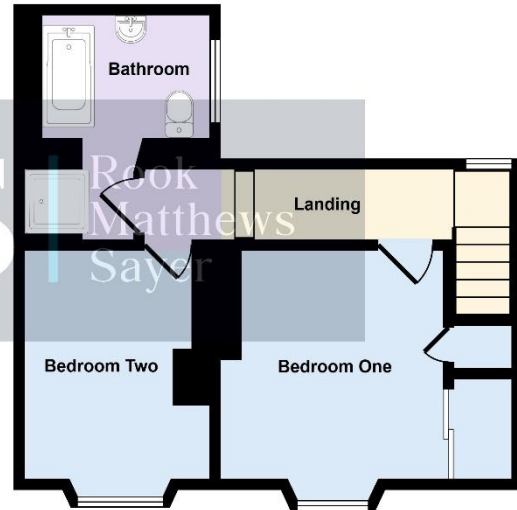




Approx Gross Internal Area
64 sq m / 690 sq ft



Ground Floor
Approx 31 sq m / 338 sq ft



First Floor
Approx 33 sq m / 351 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

AL009189 VERSION 1

Money Laundering Regulations – intending purchasers will be asked to produce original identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. We will also use some of your personal data to carry out electronic identity verification. This is not a credit check and will not affect your credit score.

Important Note: Rook Matthews Sayer (RMS) for themselves and for the vendors or lessors of this property, whose agents they are, give notice that these particulars are produced in good faith, are set out as a general guide only and do not constitute part or all of an offer or contract. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck the measurements before committing to any expense. RMS has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyer's interests to check the working condition of any appliances. RMS has not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. No persons in the employment of RMS has any authority to make or give any representation or warranty whatever in relation to this property.



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