



Williams Close | Amble | NE65 0GF

£345,000

Spacious Four-Bedroom Detached Family Home on the Popular Gloster Meadows Development. Offering generous living space including a year-round sunroom, four bedrooms with built-in storage, an en-suite principal bedroom, versatile integral garage/workshop, double driveway and level gardens. Ideally positioned for families, close to the secondary school and surrounded by excellent countryside walks.

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DETACHED HOUSE

PRIME AMBLE LOCATION

DOUBLE BLOCKED PAVED DRIVEWAY

GARAGE

SUNROOM

**PRINCIPAL BEDROOM WITH EN-SUITE
SHOWER ROOM.**

For any more information regarding the property please contact us today

Situated within the highly regarded Gloster Meadows development in Amble, this spacious four-bedroom detached family home enjoys a pleasant position on Williams Close, with open countryside walks nearby and convenient access to local amenities and the secondary school. The development continues to prove particularly popular with families, while dog owners will appreciate the abundance of scenic walking routes on the doorstep.

The property offers generously proportioned accommodation throughout, beginning with an inviting living room to the front elevation, enhanced by a bay window that fills the room with natural light. Double doors lead through to the dining room, creating a flexible arrangement for both everyday family life and entertaining. To the rear, a superb sunroom provides valuable additional living space and benefits from a solid roof, radiator and power sockets, allowing comfortable year-round use.

The kitchen is well equipped with an integrated electric hob, double oven and extractor hood, while also providing internal access to the integral garage. The garage itself offers excellent versatility, featuring a mezzanine storage level, a workshop area with fitted wall units and worktop, plumbing for a washing machine, and housing the gas-fired combi boiler.

Upstairs, there are four well-proportioned bedrooms, all benefiting from built-in wardrobes. The principal bedroom enjoys the added luxury of an en-suite shower room, while the remaining bedrooms are served by the family bathroom.

Externally, the property benefits from a double block-paved driveway providing off-street parking, with the additional advantage of nearby visitor parking bays. The gardens are level and predominantly laid to lawn, offering an ideal space for children to play or for enjoying the outdoors.

An excellent family home in a sought-after residential location, offering spacious accommodation, excellent storage and practical features both inside and out.

ENTRANCE HALL

Double-glazed entrance door and frosted window, laminate floor, radiator, understairs storage cupboard, dado rail, coving to ceiling, doors to: living room, kitchen, W.C.

LIVING ROOM (FRONT)

11' 8" x 18' 5" (3.55m x 5.61m)

UPVC double-glazed walk-in square bay window, feature fireplace incorporating a multifuel stove, radiators, coving to ceiling, door to hall and double doors through to dining room.

DINING ROOM

11' 8" x 8' 9" (3.55m x 2.66m)

Radiator, laminate floor, coving to ceiling, double doors to living room, door to kitchen, and sliding double-glazed patio doors through to the sunroom.

SUNROOM

11' 3" x 10' 9" (3.43m x 3.27m)

UPVC double-glazed windows, radiator, laminate floor, electric power sockets, UPVC double glazed door to garden, ceiling downlights, dimmer switch lights.

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KITCHEN

15' 4" x 7' 5" min, 9' 7" (4.67m x 2.26m min 2.92m)
Fitted wall and base units with worktops, and coordinating up stands incorporating: 1.5 stainless steel sink, electric hob with extractor hood, double electric oven, space for dishwasher, space for tumble dryer, space for American style fridge freezer. UPVC double glazed window and door to rear garden, radiator, laminate floor, doors to: dining room, hall, garage.

W.C.

Close-coupled W.C., wash-hand basin with tiled splash back.

FIRST FLOOR LANDING

Loft access hatch containing loft ladder and lighting, dado rail, shelved linen storage cupboard. Doors to bedrooms and bathroom.

BEDROOM ONE (front)

11' 6" plus door recess x 11' 1" (3.50m x 3.38m)
UPVC double-glazed windows, radiator, two sets of built-in double wardrobes, door to ensuite.

ENSUITE

Tiled shower enclosure with mains shower, pedestal wash-hand basin, close-coupled WC, radiator, shaver point, extractor, part-tiled walls, UPVC double glazed, frosted window.

BEDROOM TWO (Rear)

8' 9" x 10' 9" (2.66m x 3.27m)
UPVC double-glazed window, radiator, built-in double wardrobe.

BEDROOM THREE (Rear)

9' 6" x 7' 5" (2.89m x 2.26m)
UPVC double-glazed window, radiator, built-in double wardrobe.

BEDROOM FOUR (Rear)

6' 7" x 7' 5" (2.01m x 2.26m)
UPVC double-glazed window, radiator, built-in double wardrobe.

BATHROOM (front)

Bath with tiled surround and electric shower over, pedestal wash-hand basin, close-coupled W.C., radiator, part-tiled walls, extractor, shaver point, UPVC double-glazed frosted window.

GARAGE

8' 8" x 16' 5" (2.64m x 5.00m)
Up and over garage door, mezzanine storage level, workshop area with wall units, and countertop, plumbing for washing machine, gas central heating combi boiler, light and power sockets.

EXTERNALLY

Double block-paved drive to the front and a lawn garden and an electric socket to the front porch. Rear garden mainly laid to lawn, a block paved patio area, fenced boundaries, outside tap, , double outside electric socket to rear garden on sunroom wall and gate access leading to the front of the house.

PRIMARY SERVICES SUPPLY

Electricity: Mains
Water: Mains
Sewerage: Mains
Heating: Mains Gas (Hive heating system)
Broadband: "Cable/FTTC/FTTP/
Mobile Signal Coverage Blackspot: No
Parking: Garage/Driveway

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.

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.
Please note there is an alarm on this property.

TENURE

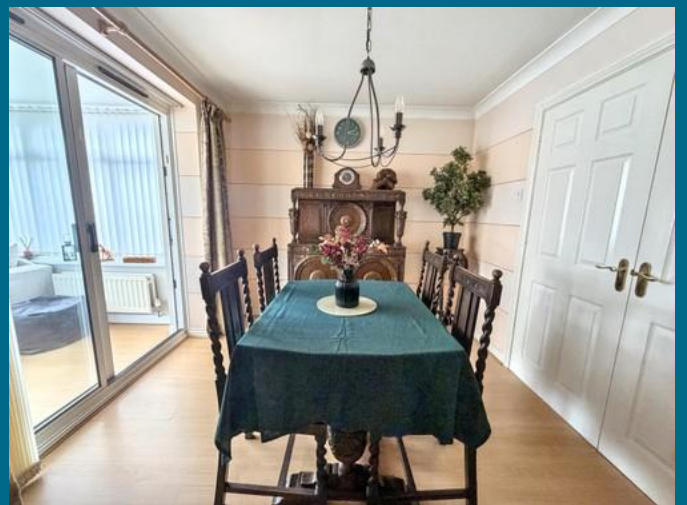
Freehold - It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser

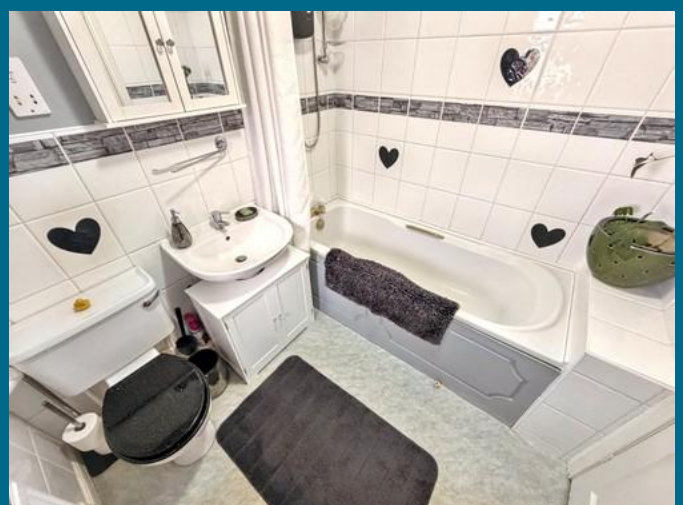
COUNCIL TAX BAND: D

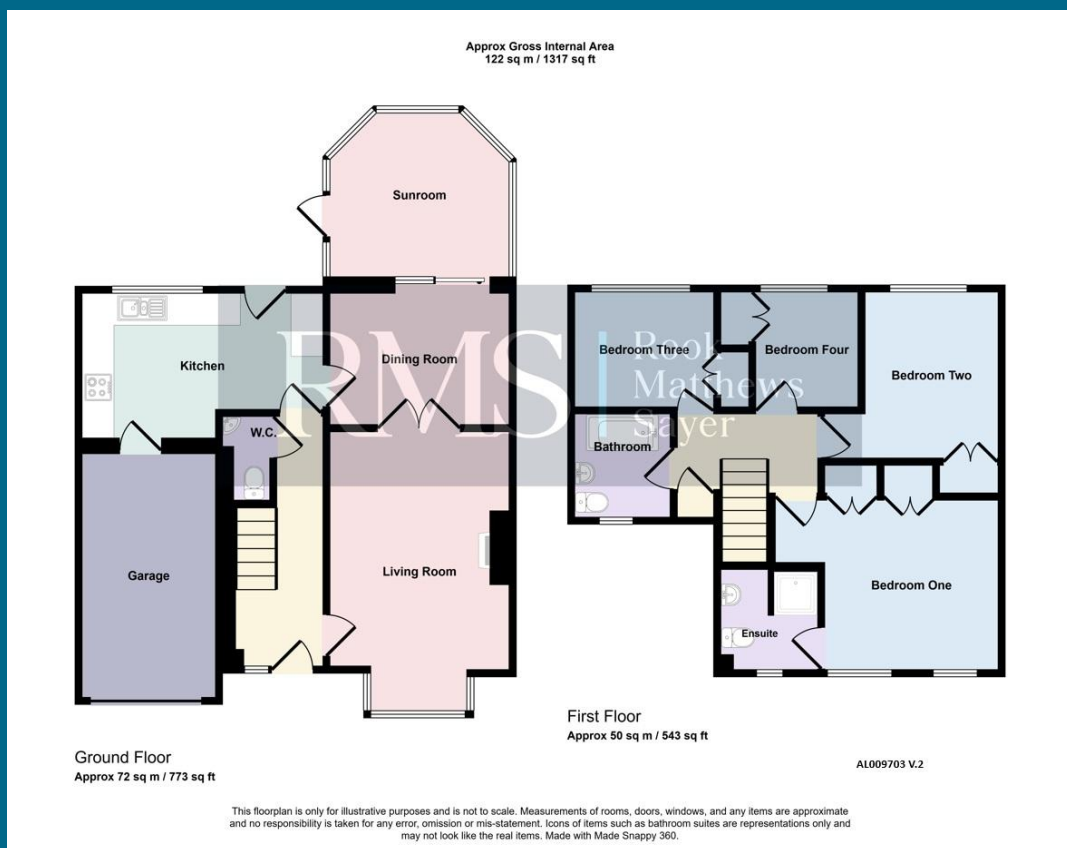
EPC RATING: C

AL009703/DM/HH.VG.07/08/2026/V.3/ 03.09.2026 amended price - HH

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		







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.

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