



Crumstone | Seahouses | NE68 7RJ

£189,500

Coastal Home with Investment Potential in the Heart of Seahouses! Offered with no onward chain, this three-bedroom property enjoys a prime location just moments from the harbour, shops and amenities. Featuring off-street parking and a garage. Whether used as a main residence, buy-to-let, or potential holiday let (subject to any necessary consents) this is a fantastic affordable coastal property with plenty of potential in one of Northumberland's most sought-after seaside villages.

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Sayer



END-TERRACED HOUSE

CORNER POSITION

OFF-STREET PARKING

DOUBLE-GLAZED WINDOWS

GARAGE

SOUGHT AFTER SEAHOUSES LOCATION

For any more information regarding the property please contact us today

Situated near to the harbour and main street within the popular coastal village of Seahouses, this three-bedroom property offers an excellent opportunity for buyers seeking a permanent residence, buy-to-let investment, or potential holiday let (subject to checking necessary consents) in one of Northumberland's most sought-after seaside destinations.

Occupying a prominent corner position, the property benefits from a dropped kerb and valuable off-street parking to the front, a feature that is at a premium within this part of the village. Offered with no onward chain, the property presents an exciting opportunity for a purchaser to modernise and refresh the accommodation to their own taste and style, adding value and creating a home perfectly suited to their requirements.

A garage is currently included within the sale, offering useful additional storage and parking. The vendor may also consider selling the property without the garage, subject to negotiation of a revised purchase price.

The accommodation begins with an entrance hall leading through to a spacious dual-aspect living/dining room, providing a bright and welcoming space for relaxation and entertaining. The kitchen extends from the rear of the property and features a range of fitted units, built-in storage cupboards, an integrated electric oven, hob and extractor hood, together with space for a washing machine. An external door provides direct access to the rear of the property.

To the first floor there are three bedrooms and a family bathroom. The bathroom is fully tiled and fitted with a bath incorporating an electric shower over. Heating is provided via a combination of electric storage heaters and electric wall-mounted heaters.

Externally, the property enjoys a small area to the rear together with a paved and planted garden area to the side, offering space to sit and enjoy the outdoors with relatively low maintenance requirements.

The property's location is a particular highlight, being just a short walk from Seahouses harbour, local shops, cafés, restaurants and everyday amenities. The strong visitor appeal of the area means neighbouring properties are successfully utilised as holiday lets, making this an attractive proposition for those considering an income-producing investment.

Seahouses is one of Northumberland's most popular coastal villages, renowned for its picturesque harbour, stunning sandy beaches and breathtaking views across the North Sea towards the Farne Islands. The village offers a wide selection of independent shops, cafés, pubs and restaurants, whilst the surrounding coastline, designated as an Area of Outstanding Natural Beauty, provides endless opportunities for walking, wildlife watching and water-based activities. With attractions such as Bamburgh Castle, Beadnell Bay and the Farne Islands all close by, Seahouses continues to attract visitors and residents alike throughout the year.

A fantastic opportunity to acquire a well-positioned coastal property with genuine potential, whether as a home, holiday retreat or investment purchase.

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ENTRANCE HALL

Stairs to first floor.

LIVING ROOM - 20' 11" (6.38m) MAX x 12' 7" (3.84m) MAX

A generous room with dual aspect, windows to front and rear, wall heater and electric fire with feature surround.

KITCHEN - 16'7" (5.05m) MAX x 14" (4.27m) MAX

Window to side, range of fitted units incorporating stainless-steel sink with mixer tap, plumbing for washing machine, integrated oven, hob with extractor hood over, cupboard with shelving and hot water cylinder, storage cupboard and external door to rear.

FIRST FLOOR LANDING

Loft access.

BEDROOM ONE - 10' 5" (3.18m) x 6' 4" (1.93m)

Window to front, storage cupboard and wall heater.

BEDROOM TWO - 12' 4" (3.76m) MAX x 8' 5" (2.57m) MAX

Window to rear and wall heater.

BEDROOM THREE - 10'4" (3.15m) x 8'9" (2.67m)

Window to front, fitted wardrobe and wall heater.

BATHROOM

Window to rear, bath with electric shower over, pedestal wash-hand basin, W.C. and chrome towel warmer.

OUTSIDE

Gravelled area to the front of the property with driveway providing off street parking. To the rear of the property is a paved garden with some gravelling and a gate to the front.

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Electric

Broadband: Not known

Mobile Signal Coverage Blackspot: No

Parking: 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.

TENURE

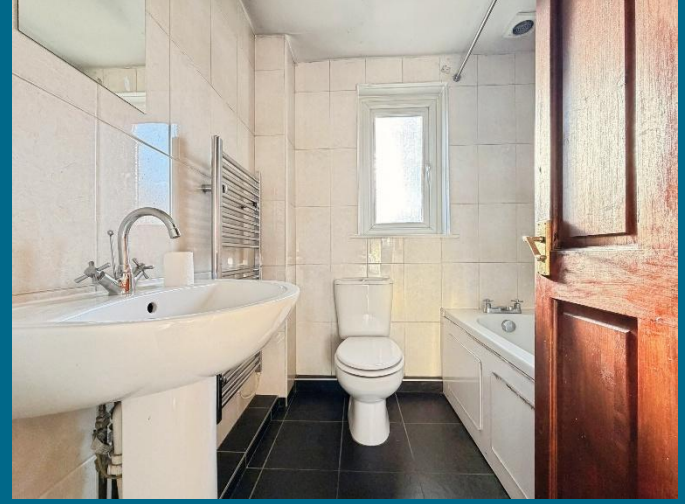
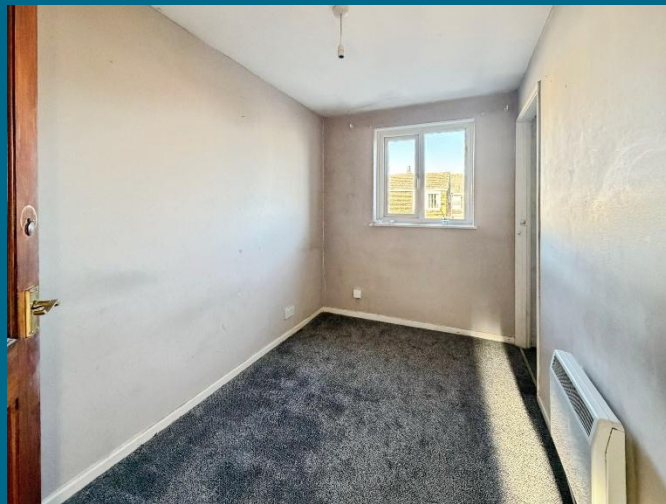
Freehold – It is understood that this property is freehold, but should you decide to proceed with the purchase of this property, the Tenure must be verified by your Legal Adviser

COUNCIL TAX BAND: A

EPC RATING: E

AL009821/DM/VG/09.10.2026/V.1

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D		
39-54	E	45 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.

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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