



6 Whitton View, Rothbury, Northumberland

Digitally Altered



6 Whitton View Rothbury Northumberland

An attractive stone-built detached family home on the edge of Rothbury, offering 1,262 sq ft (117.2 sq m) of accommodation over two floors, with an attached Garage, mature gardens and open views across the valley.

The Hallway leads to a Cloakroom WC and the principal Ground Floor rooms. The bright Living Room has French doors opening onto the rear garden, the Dining Room features an elegant bay window, and the Kitchen is fitted with wood-effect units, a built-in oven, hob and extractor, and space for a breakfast table.

On the First Floor are four Bedrooms, including the Main Bedroom with its own En-Suite and two further doubles, together with the family Bathroom.

Externally, a driveway provides off-road parking and leads to the Garage. The front garden is laid to lawn with established hedging and well-stocked borders, while the enclosed rear garden offers a lawn, colourful planting and a generous paved patio with far-reaching views towards the surrounding hills.



Rothbury

Rothbury is a picturesque market town set on the banks of the River Coquet, often described as the capital of Coquetdale. The town offers a good range of everyday amenities, including independent shops, cafes, pubs and restaurants, a medical practice, and first and middle schools, while the National Trust's Cragside estate lies just outside the town.

Surrounded by some of Northumberland's finest countryside, with the Simonside Hills and the Northumberland National Park close at hand, Rothbury is a haven for walkers, cyclists and anglers. The historic market towns of Alnwick and Morpeth are within easy reach, and the A697 and A1 provide good road links to Newcastle and beyond.

Distances

Alnwick - 12 miles

Morpeth - 15 miles

Newcastle City Centre - 30 miles

Newcastle Airport - 27 miles

Tenure: Freehold

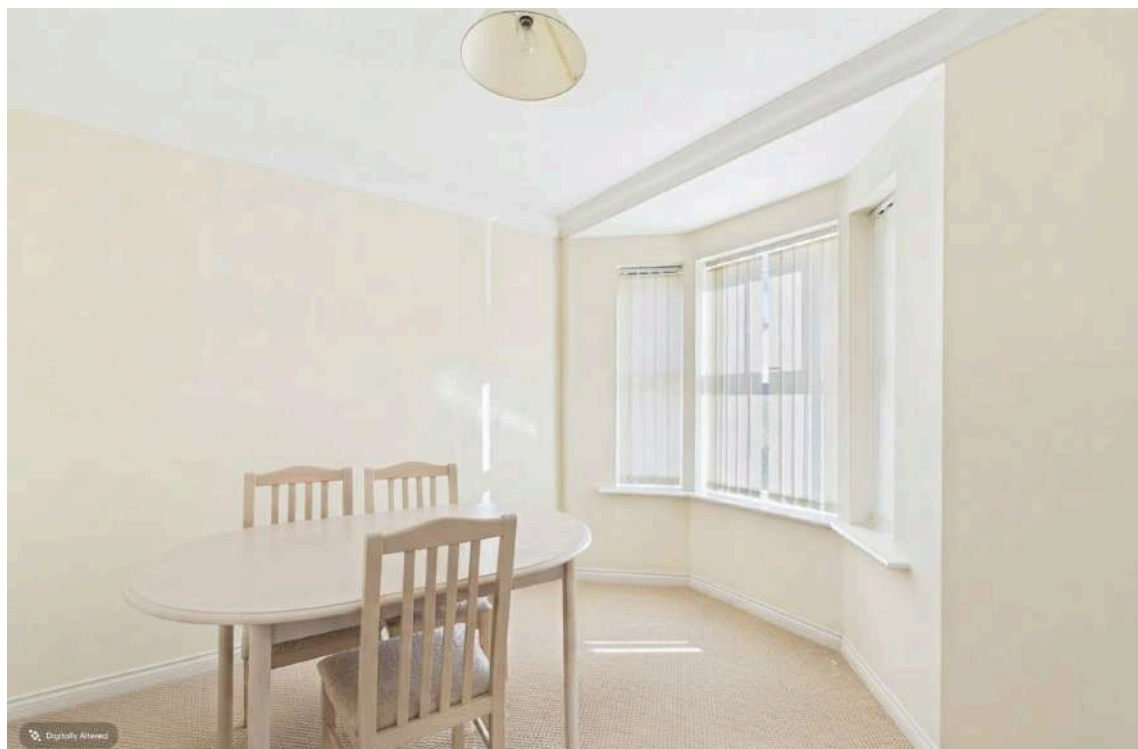
Title Number: ND153845

Local Authority: Northumberland County Council

Council Tax: Band E - £3,174 2026/27

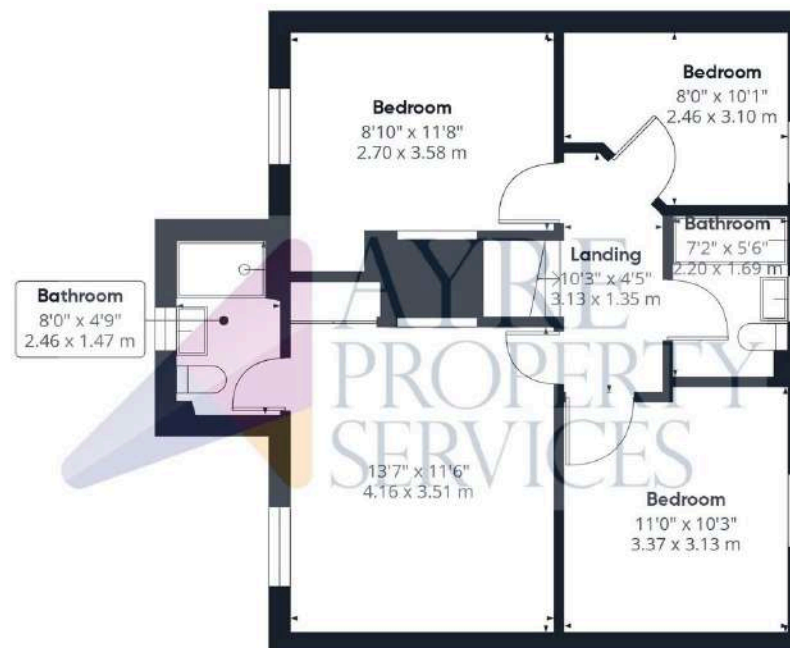
Viewings

Strictly by appointment with the Selling Agents





Floor 0



Floor 1

Approximate total area⁽¹⁾

1262 ft²

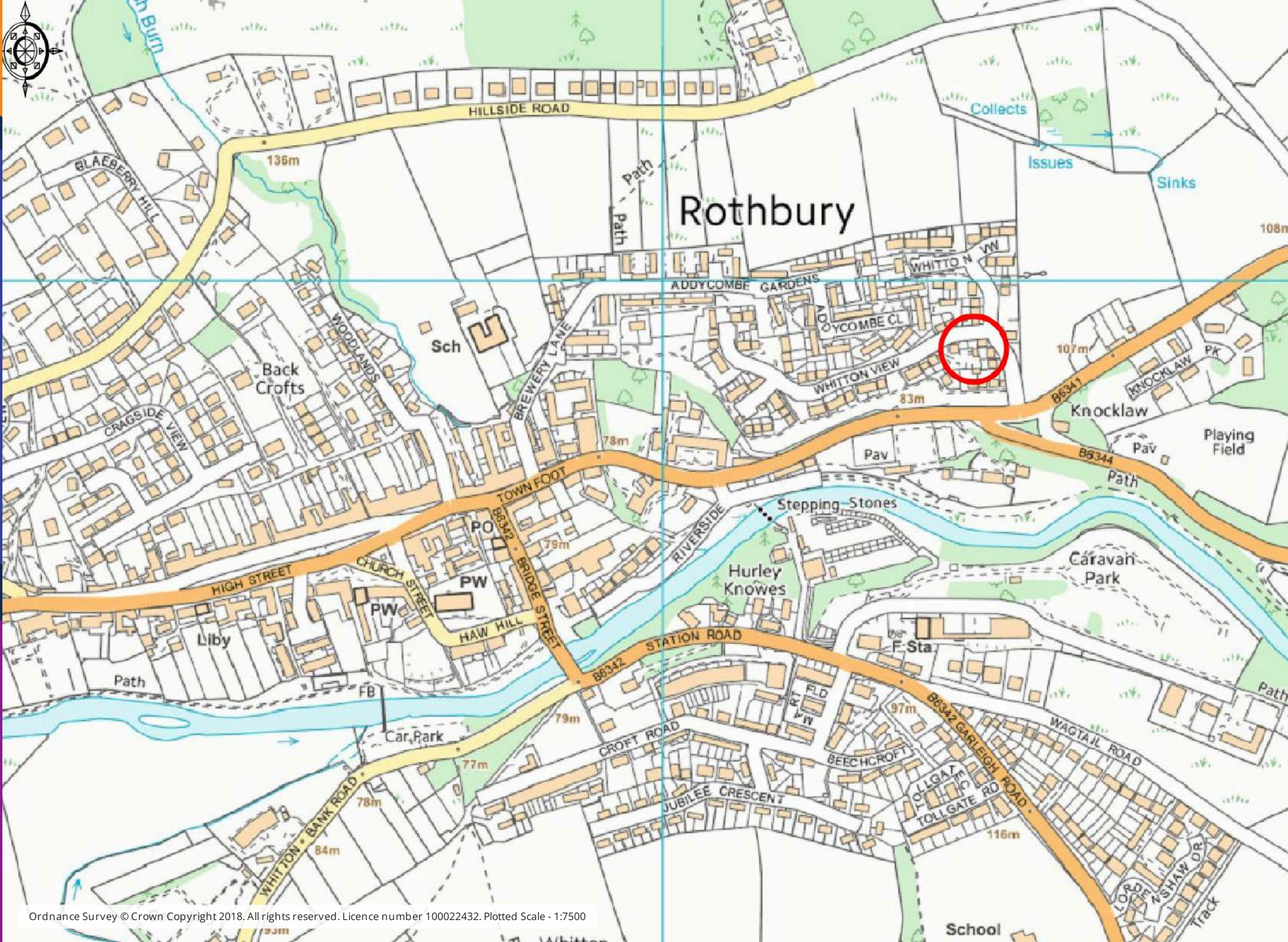
117.2 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360









01669 621312

ayrepropertieservices.co.uk

Townfoot, Rothbury, Morpeth NE65 7SP | info@ayrepropertieservices.co.uk | www.ayrepropertieservices.co.uk | 01669 621312

Important Notice

These particulars are intended only as a guide for prospective purchasers and do not constitute part of an offer or contract. All descriptions, dimensions and other details are given in good faith and are believed to be correct but prospective purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to their correctness. No responsibility can be accepted for expenses incurred by prospective purchasers in inspecting a property that has been sold or withdrawn from the market. Please note that some of the images in these particulars have been enhanced using AI.

