



3 bed end of terrace house to buy in NE65

Gannet Drive, Amble, Amble,
Northumberland, NE65 0FR

£185,000

 x3  x1  x1

Tenure

Freehold

Property features

- ✓ End Terrace
- ✓ Three Bedrooms
- ✓ Popular Coastal Town Location
- ✓ Driveway
- ✓ EPC Rating B

Driveway parking

Garden

Key Information

- ✓ Council Tax: Band B
- ✓ EPC Rating: B
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: FTTP (fibre to the premises)
- ✓ Mobile signal: Good

Arrange a viewing

Darren Tynan
Branch Manager
Alnwick

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

End Terrace | Three Bedrooms | Accommodation Over Three Floors | Landscaped Rear Garden | Driveway Parking | Popular Coastal Town

Pattinson Estate Agents are delighted to welcome to the market this beautifully presented three-bedroom end-terrace home, situated within the popular coastal town of Amble, Northumberland. Offering spacious and versatile accommodation arranged over three floors, contemporary interiors and a thoughtfully landscaped rear garden, this attractive property is ideally suited to a range of buyers seeking a comfortable home close to the Northumberland coastline.

The ground floor opens into an entrance porch, leading through to a welcoming lounge/diner which provides an inviting space for both everyday living and entertaining. To the rear, the modern kitchen/diner is fitted with a range of contemporary units, offering ample storage and worktop space alongside room for a dining table. French doors open directly onto the rear garden, creating a lovely connection between the indoor and outdoor living areas. A convenient ground-floor WC completes the accommodation on this level.

The first floor offers two well-proportioned bedrooms, both benefiting from fitted wardrobe storage, together with a modern family bathroom comprising a bath with shower over, wash hand basin and WC.

Occupying the second floor is the particularly spacious principal bedroom, a versatile room currently arranged with both sleeping and seating areas. Roof windows allow natural light to fill the space, while the generous proportions provide plenty of flexibility for additional furniture, a dressing area or a home working space.

Externally, the property enjoys an attractive enclosed rear garden which has been carefully landscaped to create a wonderful outdoor space. A well-maintained lawn is complemented by established planted borders, decorative stepping stones and a charming water feature. A separate paved patio provides the perfect setting for outdoor dining, summer gatherings or simply enjoying the garden. A useful timber shed offers additional storage.

To the front of the property is a driveway providing off-street parking for two vehicles.

Amble, affectionately known as The Friendliest Port, is a thriving coastal town situated at the mouth of the River Coquet along Northumberland's spectacular coastline. The town has become increasingly popular thanks to its attractive harbour, picturesque marina and excellent selection of independent shops, cafés, restaurants and traditional pubs.

The popular Amble Harbour Village offers a collection of independent retail pods overlooking the waterfront, while the nearby Little Shore beach and coastal paths provide wonderful opportunities for walking and enjoying the surrounding scenery. The town also offers a range of everyday amenities, including supermarkets, schools, leisure facilities and healthcare services.

The historic village of Warkworth, renowned for its impressive medieval castle and beautiful sandy beach, is just a short drive away, while the market town of Alnwick offers further shopping, schooling and leisure facilities. Amble also benefits from convenient access to the A1, providing connections to Morpeth, Newcastle upon Tyne and the wider North East.

Combining beautifully maintained accommodation, flexible living space and an attractive garden with a desirable coastal location, this property presents a fantastic opportunity to enjoy all that Amble and the surrounding Northumberland countryside have to offer.

Early viewing is highly recommended to appreciate everything this lovely home has to offer.

For further information or to arrange a viewing, please contact Pattinson Estate Agents, Alnwick, on 01665 639110 or email Alnwick@pattinson.co.uk.

Council Tax Band: B

Tenure: Freehold

Price: £185,000

Property Type: End of terrace house

USPs: Garden

Parking: Driveway

Year built: 2023

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTP (fibre to the premises)

Mobile signal coverage: Good

Front External

A low-maintenance frontage with paved access and planted borders



Entrance Porch

Entrance door leading into the porch, providing access to the lounge/diner.

Lounge/Diner

3.55m x 4.41m (11'7" x 14'5")

A comfortable and well-proportioned reception room offering space for both lounge and dining furniture. Finished in neutral décor, with a window to the front elevation and access through to the inner hallway.



Inner Hallway

1.28m x 1.46m (4'2" x 4'9")

Providing access to the kitchen/diner and ground-floor WC, with stairs leading to the first floor.

Ground Floor WC

1.31m x 1.10m (4'3" x 3'7")

Fitted with a WC and wash hand basin.



First Floor Landing

Providing access to bedrooms two and three, the family bathroom and the staircase leading to the second-floor master bedroom.

Bedroom Two

3.53m x 2.69m (11'6" x 8'9")

A well-presented double bedroom with two windows allowing natural light into the room. Finished with neutral décor and carpeting, with mirrored fitted wardrobes providing useful storage.



Family Bathroom

1.73m x 2.43m (5'8" x 7'11")

A contemporary bathroom fitted with a white suite comprising panelled bath with shower over and glazed shower screen, wash hand basin and WC. Complementary grey wall tiling, wood-effect flooring and a frosted window complete the room.



Bedroom Three

2.98m x 2.69m (9'9" x 8'9")

A further double bedroom featuring a window with fitted blinds, neutral décor and carpeting. Mirrored fitted wardrobes provide additional storage.



Second-Floor Master Bedroom

2.66m x 8.11m (8'8" x 26'7")

An impressive master bedroom extending across the second floor, offering a versatile arrangement of sleeping and seating areas. Featuring roof windows, neutral décor and carpeting, the room provides generous space for bedroom furniture alongside a separate relaxation or dressing area. The sloping ceilings add character to the accommodation.



Rear Garden

A beautifully maintained enclosed garden, predominantly laid to lawn with decorative stepping stones, established shrubs, flowering plants and carefully arranged borders. A decorative water feature provides an attractive focal point, while timber fencing encloses the space.

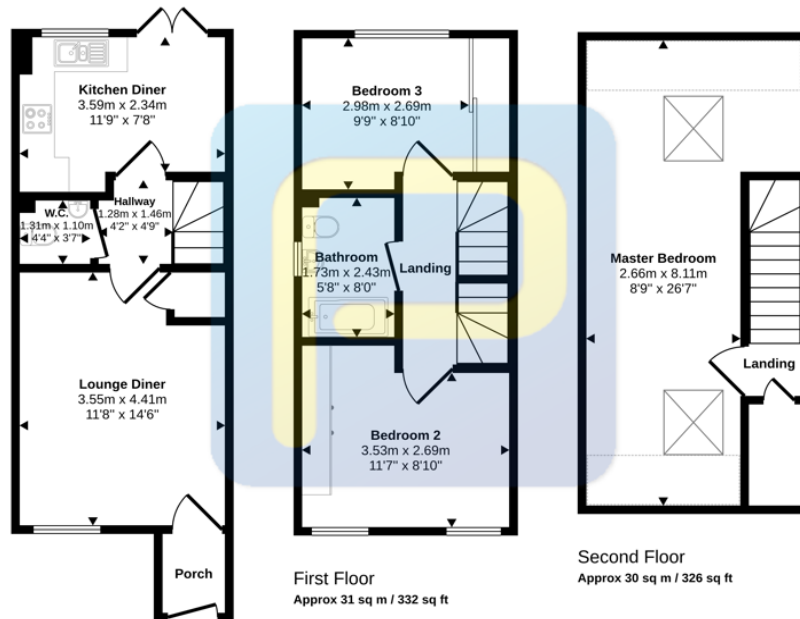


Patio Area

A separate paved seating area with space for outdoor furniture, surrounded by planted borders and decorative gravel. A timber garden shed provides useful additional storage.



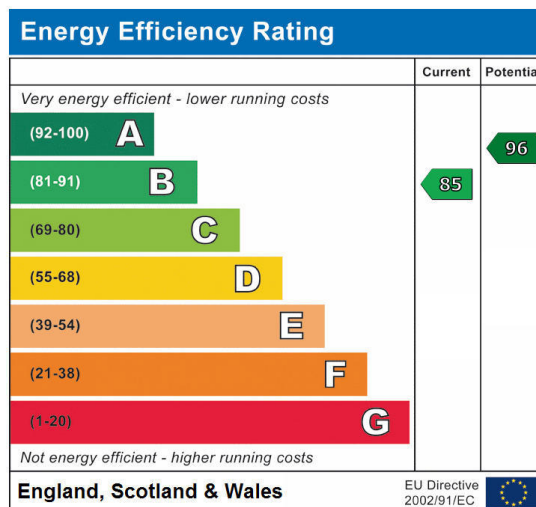
Approx Gross Internal Area
93 sq m / 1004 sq ft



Ground Floor
Approx 32 sq m / 346 sq ft

Denotes head height below 1.5m

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.



Gannet Drive, Amble, Amble, Northumberland, NE65 0FR

Contact your local branch today for more information on this property:

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