



2 bed terraced house to buy in

Front Street, Alston, Cumbria, CA9 3QW

£65,000 Starting Bid

 x2  x1  x1

Tenure

Freehold

Off Street parking

Property features

- ✓ Sold Via Auction
- ✓ Fully Renovated Throughout
- ✓ Successful Established Holiday Let
- ✓ Central Alston Location
- ✓ EPC Rating D

Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: D
- ✓ Heating supply: Gas

Arrange a viewing

Lucy Sage
Branch Manager
Hexham

01434 605376
hexham@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

To Be Sold Via Online Auction, Fees Apply.

A beautifully renovated cottage offering an exciting opportunity for first-time buyers, those looking to relocate, a second home, or as a successful holiday let.

Churchgate Cottage is a charming and fully renovated property situated in a central position on Front Street in the popular market town of Alston.

Presented to an excellent standard throughout, this attractive property offers a fantastic opportunity for a purchaser looking for a ready-to-move-into home without the need for renovation, whilst also providing the flexibility to continue its established and successful use as a holiday let.

The accommodation includes an entrance hallway leading to a spacious living room and a kitchen diner, both with well-proportioned layouts as indicated by the supplied dimensions. Upstairs, the property offers two bedrooms and a bathroom, accessed via the first floor landing.

Located on Front Street, the property is conveniently positioned for the amenities of Alston, including local shops, cafés, pubs and restaurants, whilst the surrounding area offers an abundance of scenic walks, cycling routes and outdoor pursuits.

Early viewing is highly recommended for this property.

Council Tax Band: A

Tenure: Freehold

Price: Starting Bid £65,000

Property Type: Terraced House

Parking: Off Street

Heating: Gas

External Front



Entrance Hallway



Living Room

4.302m x 2.981m (14'1" x 9'9")



Kitchen Diner

4.249m x 3.008m (13'11" x 9'10")



First Floor Landing

1.708m x 1.692m (5'7" x 5'6")



Bedroom 1

4.40m x 3.057m (14'5" x 10'0")



Bedroom 2

3.312m x 2.511m (10'10" x 8'2")



Bathroom

1.994m x 1.765m (6'6" x 5'9")





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		88
(69-80) C		
(55-68) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

Front Street, Alston, Cumbria, CA9 3QW

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

**15 Priestpopple, Hexham, Northumberland, Tyne & Wear, NE46 1PH, Tel: 01434 605376,
hexham@pattinson.co.uk, www.pattinson.co.uk**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

