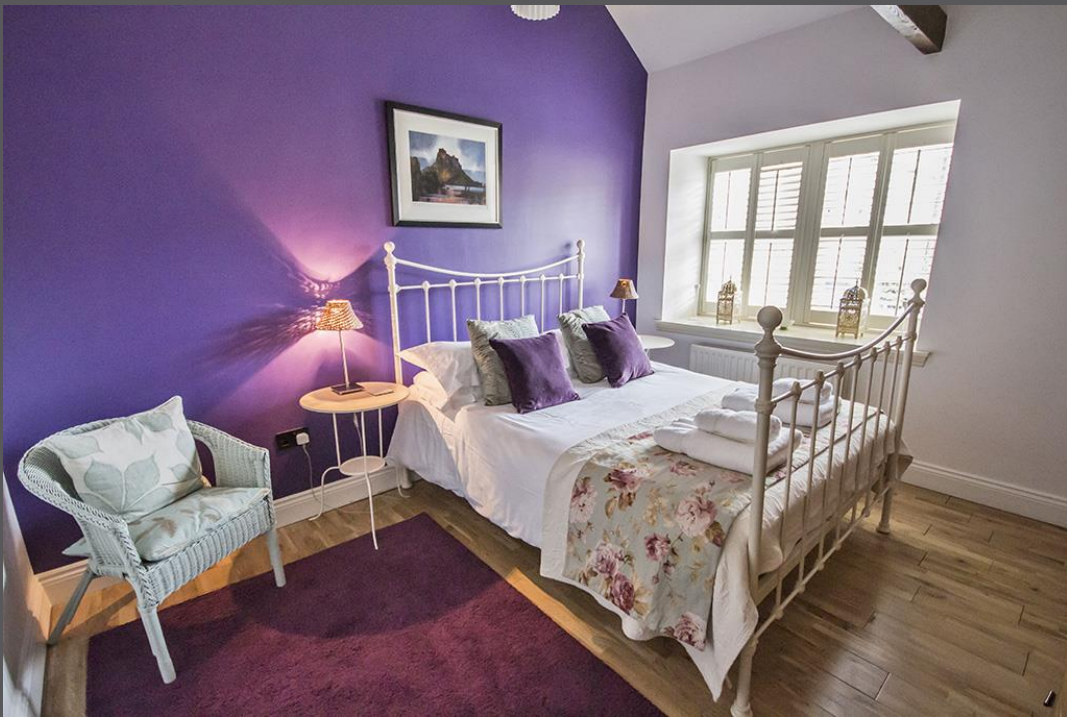




Coral Cottage
5 Budle Sands, Nr Bamburgh





CORAL COTTAGE, 5 BUDLE SANDS, NEAR BAMBURGH, NORTHUMBERLAND NE69 7AJ

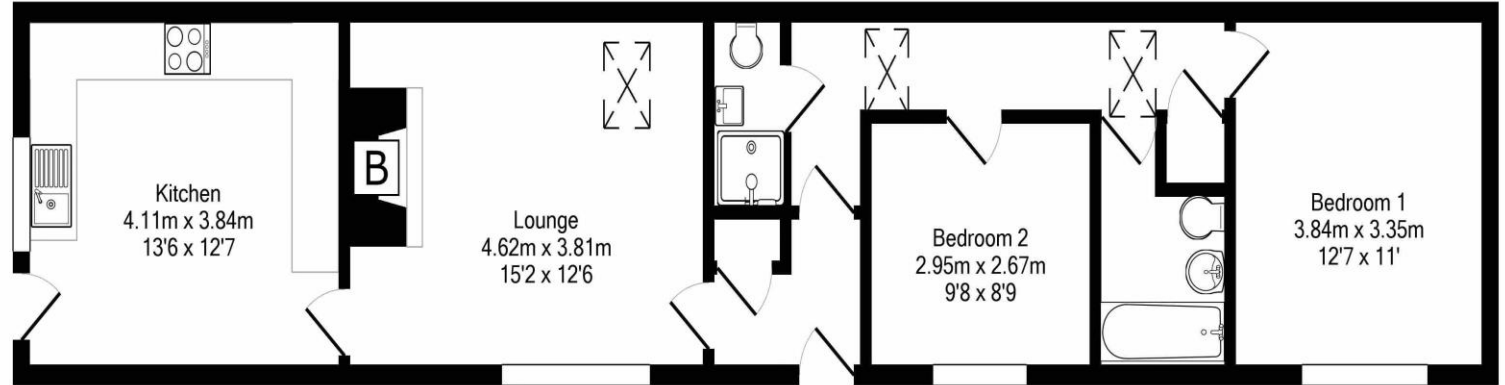
GUIDE PRICE £310,000

A beautifully presented two bedroom stone conversion, occupying a lovely courtyard position within this exclusive development of similar properties, just a short walk from the beach and Budle Sands Nature Reserve on Northumberland's stunning Heritage coastline, just 1.5 miles from the much sought after coastal village of Bamburgh. The cottage has been finished to an excellent standard incorporating a good deal of charm and character which one would expect from a property of this style including high apex ceilings with exposed roof beams, panelled sash style windows and multi-fuel stove, whilst benefiting from oil fired central heating to radiators, and generous enclosed private garden to the rear with views over neighbouring gardens towards Budle Bay and Holy Island parking for two cars to front within the courtyard.

Entrance hall with tiled floor and access doors to both reception space and bedroom accommodation | A charming lounge with feature fireplace, multi-fuel stove, apex ceiling with exposed beams and wood flooring | Well-appointed fitted kitchen/breakfast room with integrated appliances which include electric hob with stainless steel extractor hood over, single oven, dishwasher and fridge/freezer. An access door from the kitchen leads out onto the rear patio terrace and garden | Back to the entrance hall where an access door leads onto a main hallway | Shower room/wc | Master bedroom with apex ceiling and exposed beams | Second good sized bedroom incorporating apex ceiling with exposed beams | A lovely family bathroom/wc with over bath shower | Externally the property is approached to the front from a courtyard, where there are two allocated parking spaces. To the rear is a flagged patio area with stone wall surround and steps leading up to a lawned garden with additional patio and views across the neighbouring gardens towards Budle Bay.

Services: Mains electricity and water, private drainage | Tenure: Freehold | Council Tax Band: www.voa.gov.uk | EPC: D





Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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All enquiries to our Alnwick Office | 31 - 33 Bondgate Within, Alnwick, Northumberland NE66 1SX

T: 01665 600 170 | www.sandersonyoung.co.uk

