



York Crescent | Alnwick | NE66 1RL

£180,000

This spacious and extended four-bedroom end of terrace house on York Crescent, Alnwick, features a modern open-plan dining kitchen, separate living room, private garden, off-street parking, and is ideally located near local amenities, schools, green spaces, and excellent transport links.

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SPACIOUS FREEHOLD END TERRACE HOUSE

MODERN OPEN-PLAN DINING KITCHEN

DUAL ASPECT LOUNGE

GAS CENTRAL HEATING

PRIVATE GARDEN

OFF STREET PARKING

For any more information regarding the property please contact us today

22 York Crescent, Alnwick NE66 1RL

This extended end of terrace house is located in the historic town of Alnwick, offering convenient access to local amenities, green spaces, and established schools. The property features four bedrooms, comprising two doubles and two large singles, making it suitable for families or first-time buyers seeking flexible living arrangements.

The ground floor features a large open plan dining kitchen, providing ample space for family meals and entertaining, and there is a separate utility for added convenience. The dual aspect lounge benefits from plenty of natural light, creating a welcoming living area. To the front, you will find a private garden, while multi-vehicle off-street parking at the rear accommodates family vehicles with ease. Heating is via a gas boiler with radiators.

York Crescent is within easy reach of Alnwick's vibrant town centre, renowned for its shops, cafes, restaurants, and the famous Alnwick Castle and Gardens. A local CO-OP, Willowburn Retail Park, and Willowburn Leisure Centre are all conveniently located nearby.

For those who enjoy the outdoors, there are a variety of walking and cycling routes in the local area, as well as parks, sports fields, and green spaces. Families will appreciate proximity to local schools within the town.

Public transport links are available in Alnwick, with regular bus services connecting to surrounding areas and the A1 main road nearby providing convenient access to the wider region. Alnmouth railway station, located a short drive away, offers direct services to Newcastle, Edinburgh, and London Kings Cross.

ACCOMMODATION

ENTRANCE HALL

UPVC double-glazed entrance door | Radiator | Staircase to first floor | Door to dining kitchen

DINING KITCHEN

DINING AREA 10'6 X 9'8 (3.20m x 2.94m)

UPVC double-glazed window to front | Laminate floor | Storage cupboard | Open to kitchen area

KITCHEN AREA 15'11 MAX INTO RECESS X 11'3 (4.85m x 3.43m)

Fitted wall and base units incorporating; single stainless-steel sink with hose tap, dual fuel Kenwood range cooker with extractor hood, space for dishwasher

Part-tiled walls | UPVC double-glazed window to rear | Under-stairs cupboard | Laminate floor | Radiator | UPVC door to utility | Door to living room

UTILITY 6'10 X 5'7 (2.08m x 1.70m)

UPVC double-glazed external door | Plumbing for washing machine | Laminate floor

LIVING ROOM 20'9 X 9'11 (6.32m x 3.02m)

Dual aspect room with UPVC double-glazed windows to front and rear | Radiators | Laminate floor

FIRST FLOOR LANDING

Doors to; bedrooms and bathroom | Loft access hatch

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BEDROOM ONE 12'7 MAX X 11' (3.83m x 3.35m)

UPVC double-glazed window to front | Radiator | Storage cupboard

BEDROOM TWO 11'1 X 9'11 (3.38m x 3.02m)

UPVC double-glazed window to front | Radiator

BEDROOM THREE 9'6 X 9'1 (2.89m x 2.77m)

UPVC double-glazed window to rear | Radiator | Dado rail

BEDROOM FOUR 9'4 X 9'11 MAX INTO RECESS (2.84m x 3.02m)

UPVC double-glazed window to rear | Radiator

BATHROOM 6'4 X 6'1 (1.93m x 1.85m)

Bath with mains shower over | Pedestal wash-hand basin | Close-coupled W.C | Radiator | Wet wall panels | UPVC double-glazed frosted window to rear

EXTERNALLY

Enclosed front garden mainly laid to lawn with a central footpath to the entrance door and fenced boundaries

The rear garden is mainly gravelled, providing off-street parking and a concrete hard standing. There are steps up to the rear entrance door

PRIMARY SERVICES SUPPLY

Electricity: Mains

Water: Mains

Sewerage: Mains

Heating: Mains gas

Broadband: Fibre to premises

Mobile Signal Coverage Blackspot: No known issues

Parking: Driveway

MINING

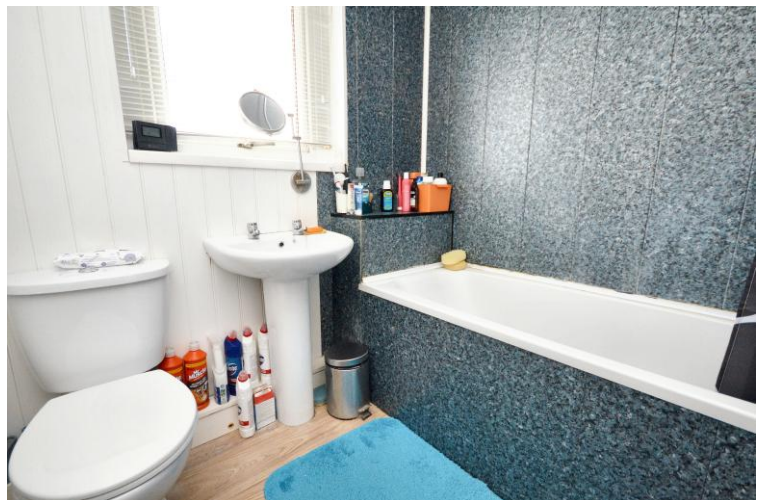
The North East region is famous for its rich mining heritage and therefore it will be beneficial to conduct a mining search. Confirmation should be sought from a conveyancer as to its effect on the property, if any

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: TBC**

AL009291/DM/CM/24.11.25/V1



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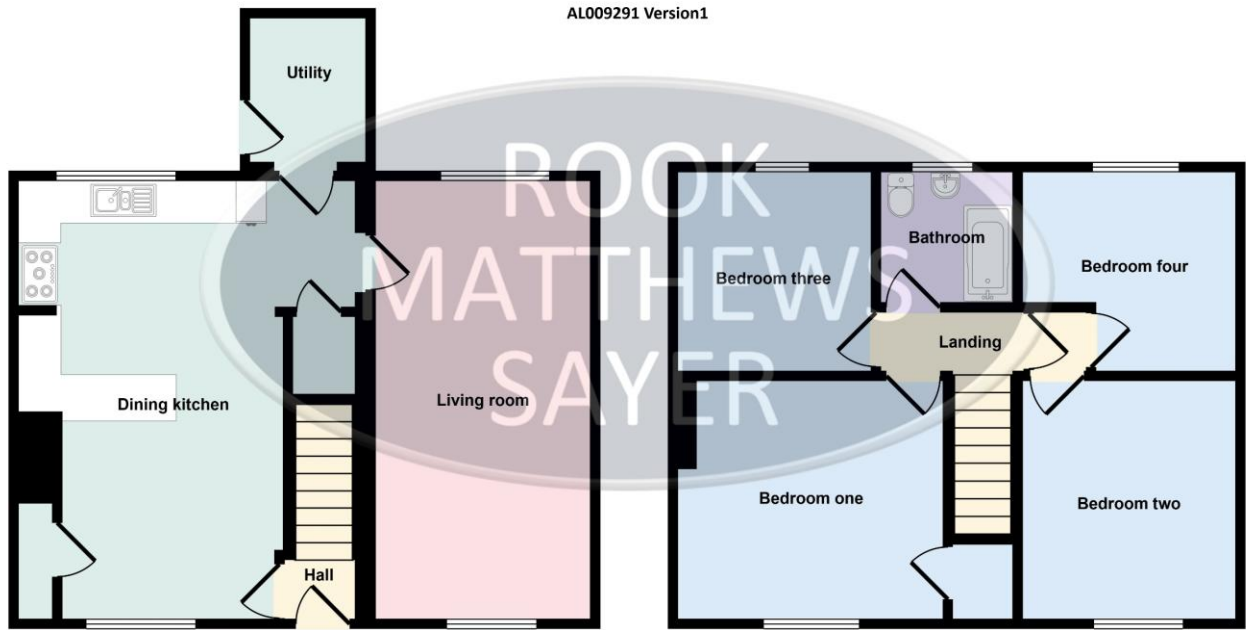
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FLOOR PLAN

Approx Gross Internal Area
106 sq m / 1145 sq ft

AL009291 Version1



Ground Floor
Approx 56 sq m / 598 sq ft

First Floor
Approx 51 sq m / 547 sq ft

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.



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