



# 19 Hotspur Court

Alnwick





## 19 Hotspur Court, Alnwick, Northumberland, NE66 1PA

A spacious two bedroom/two bathroom, first floor apartment located in a quiet & open position in Hotspur Court in the centre of Alnwick town, with a shared entrance with one other property, and an allocated parking space for one car within the courtyard to the front. NO UPWARD CHAIN

An excellent two bedroom apartment in this attractive courtyard setting in the centre of Alnwick - the purpose built stone apartment is located to the rear of the development, off Hotspur Place, with courtyard parking to the front of the property. The first floor apartment, accessed via a single staircase, benefits from dual aspect double glazed sash style windows, giving good natural light, and gas central heating.

Accommodation - Shared entrance with one other apartment, and stairs to the first floor | Entrance hallway with two built in storage cupboards | Lovely open plan sitting/dining room and kitchen with two windows to the front - leading to the bedroom hallway | Generous Kitchen fitted with a range of cabinets, with an inset sink, integrated electric hob & extractor, oven, microwave, dishwasher and fridge/freezer | Useful utility room with a sink, gas boiler to the wall, and plumbing for a washing machine | Large Double bedroom one with a bay window to the front, and a range of fitted wardrobes and a dressing table to one wall | Ensuite bathroom with bath, wash hand basin, WC and chrome ladder radiator | Double bedroom two/snug - a versatile room with space for office or bedroom furniture | Shower room with a double walk in mains shower, wash hand basin and WC in a vanity unit, and a chrome ladder radiator.





Externally - The property has an allocated parking space to the front - NO UPWARD CHAIN

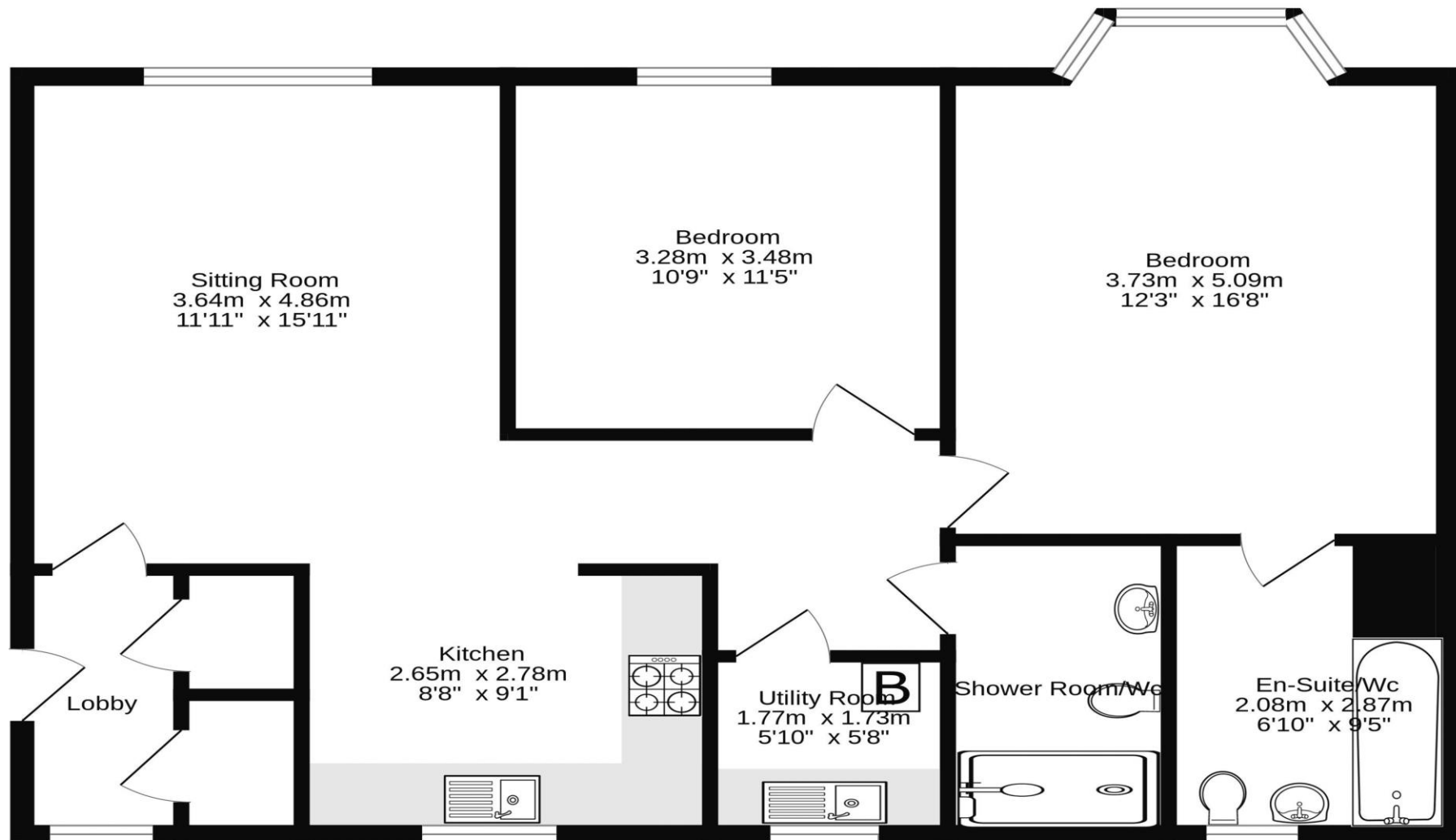
Hotspur Court is a popular modern residential development in centre of Alnwick, with easy access to a wide variety of independent shops, coffee shops/restaurants, pubs & Boutique Hotels, the nearby Alnwick Playhouse & Cinema and the stunning Alnwick Garden & Castle. Northumberland's Heritage coastline is just a few miles away, making this the ideal property for those looking for a main home for central town living or as a second home/investment property.

Services: Mains Electric, Gas, Water & Drainage | Gas Central Heating | Tenure: Leasehold | Council Tax: Band C | EPC: C

Lease Details: Years left on Lease - 978 Years | Expiry Date: 3003 | No Ground Rent | Service Charge - Approx. £2,200 annually to include 24hr Emergency Response, monthly window cleaning and 12 landscaping visits per year | Managing Agents: Kingston Property Services | Owner of Freehold - Country Life Homes LTD

Guide Price £175,000

Ground Floor  
78.9 sq.m. (849 sq.ft.) approx.



TOTAL FLOOR AREA : 78.9 sq.m. (849 sq.ft.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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