



rare! From Sanderson Young



Links House
Chathill, Beadnell



Constructed in 2016 by the highly successful award winning architect, Stuart Palmer, is this magnificent, unique, detached contemporary home. The property enjoys a truly magnificent position set back into the dunes on the road between Beadnell and Seahouses. The modern luxury house that now exists, replaced an old farm cottage which enjoyed such a privileged location within this highly popular private spot of north Northumberland. The architectural design of this house is tremendous and provides an outstanding example of luxurious family accommodation. The house is built to a modern, highly efficient standard which has very low running costs; it has a zinc roof that complements and contrasts well with the zinc tiling and the Siberian larch wood panelling as well as impressive local stonework. The open large glazed windows and panels include state of the art sound insulation and reflection with UV insulation standards being particularly high. The tremendous natural light available in the house is very impressive and the views to the west overlooking the farmland and towards the Cheviot hills are also highly desirable. The internal specification does not disappoint with underfloor heating and MVHR air filtration system intelligent lighting system, CAT 6 cabling, Yamaha sound system, and electrically controlled blinds throughout. Contrasting coloured LED lighting and chandelier lighting, give a beautiful contrast between all the different settings.

Links House provides a very rare opportunity to acquire such a special home which is set back from the local road and has a lovely driveway leading to double integral garage with ample parking and standing area for boat, caravan, or motorhome. The main entrance door leads to a beautiful entrance hallway, providing access to all lower ground floor, ground floor, and first floor accommodation, as well as opening to a rear glazed elevation with access doors onto the patio terrace, decking and gardens, with gate giving direct access to the beach. The hallway incorporates a superb bespoke concealed kitchen area, ideal for outdoor use, with easy access to the patio terrace for alfresco dining.

To the main ground floor is a master bedroom suite, which is beautifully positioned with large glazed aspect over the gardens and terrace towards the beach, and benefits from bespoke fitted furniture. The room offers a bespoke fitted dressing room and luxury ensuite bathroom, including feature oval bath and shower. The second guest double bedroom is positioned to the front of the house and is currently used as an office, again with lovely bespoke fitted furniture. This bedroom is adjacent to a lovely family bathroom with separate shower. Stairs from the hallway lead to a lower ground floor with double guest bedroom with contemporary ensuite shower room. From the lower ground floor there is an internal access door to the garage, which may offer possibilities to create a further two bedrooms if required (Subject to normal planning consents).

A fabulous granite tread staircase, complimented by individual oak stripped panels to the walls, leads to the first floor reception space which offers superb double height glazing to the rear elevation and access onto an external glass balcony, from which to enjoy the stunning vista over the garden onto the beach. This magnificent open plan space incorporates a superbly appointed contemporary fitted kitchen, complimented by granite worktops, splashbacks, and under unit lighting, which extends to a large central island, as well as numerous integrated appliances including, dishwasher, double oven, with induction hob and extractor, combi microwave, fridge/freezer, two wine coolers, plus coffee machine. The lounge and dining area is positioned to the rear taking in those stunning views via the full height glazing and there is access to a separate utility room.

Accessed from the kitchen to the front elevation is an additional versatile reception space which has glazing across the full width of the room, from which views to the west towards the cheviots can be enjoyed. This room is currently utilised as an additional sitting room with media wall and bespoke storage, however, would lend itself to a fourth double bedroom as it has a tiled en suite bathroom with shower.

This stunning home offers a site of approximately a ¼ of an acre; the timber decks and patio areas provide a variety of seating areas complimented by a sweeping lawn and well stocked borders, with direct access to the dunes and beach.

Links House is just a short distance from the much sought after coastal village of Beadnell, with its beach and superb local hotels including The Craster Arms and The Beadnell Towers, which have outstanding restaurants and bar facilities. The large village of Seahouses is approximately one mile north, which has the larger range of local shops, services, and amenities. An ideal position from which to explore all Northumberland's heritage coastline. This area of the Northumberland coastline is very well sought after and has become increasingly popular because of its stunning beaches, its amazing villages, its fabulous restaurants, and the good transport links it enjoys via the A1 into Newcastle to the south, and Edinburgh to the north, as well as the train links that give good commuting access. Links House is a truly unique and very special and is a fabulous example of such a modern and contemporary house in a beautiful area. Viewing is strongly recommended to avoid disappointment.







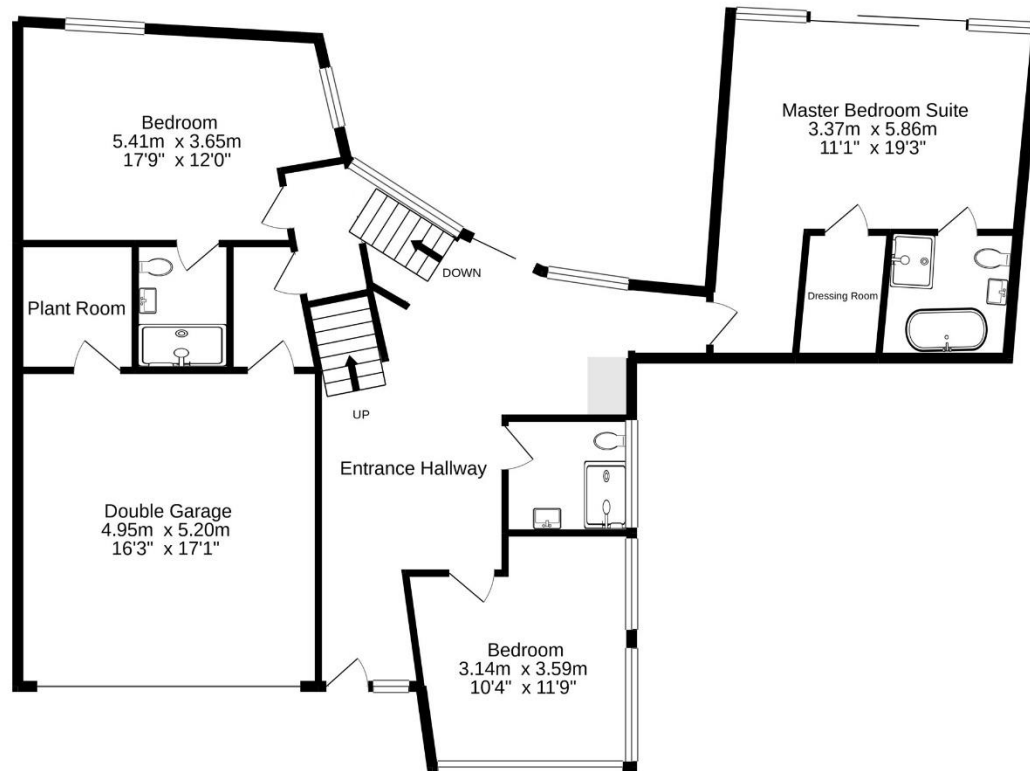




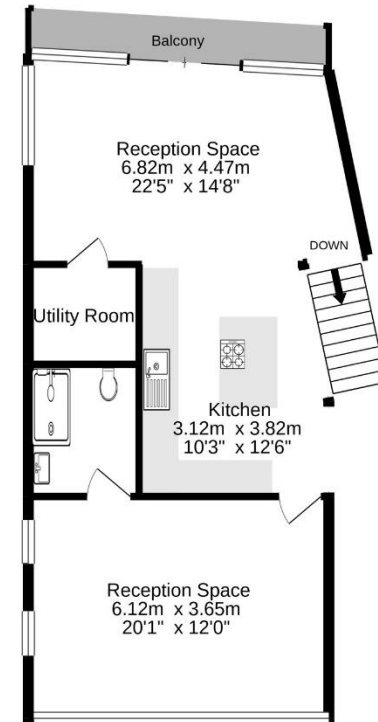




Ground Floor



1st Floor



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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