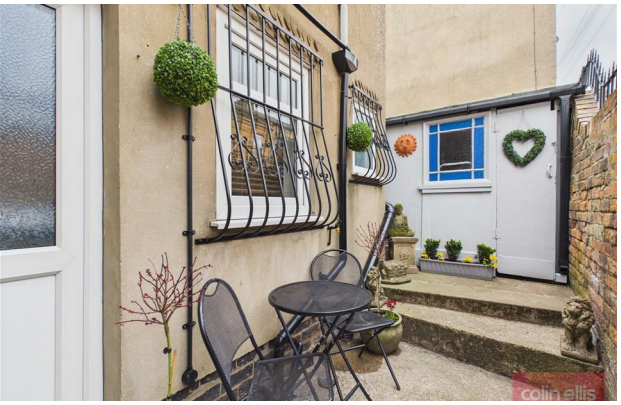

colin ellis

Sandringham Street,
Scarborough, YO12 7QD

Guide Price £120,000

This well presented and recently cosmetically refurbished two bedroom end terrace home offers an excellent opportunity for first-time buyers, investors or those seeking a low-maintenance coastal property, all available with no onward chain. The property has been thoughtfully improved with full redecoration and new carpets throughout, resulting in a bright and neutral interior ready for immediate occupation.

Early viewing is highly recommended to fully appreciate the condition, character features and convenient setting this home has to offer.

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PROPERTY DESCRIPTION

Upon entering, a vestibule leads into a generous open-plan lounge/diner, a light and inviting space enhanced by charming decorative fireplaces and large windows that flood the room with natural light. The layout provides ample room for both relaxing and dining, making it ideal for modern living. To the rear, the property benefits from a fitted galley kitchen, offering a range of wall and base units, work surfaces and access out to the courtyard.

The first floor comprises two well proportioned bedrooms, both continuing the fresh décor and one featuring a decorative fireplace feature, alongside a family bathroom fitted with a three-piece suite including bath with shower over, wash basin and WC.

Externally, the property enjoys a private enclosed rear courtyard, designed for ease of maintenance and ideal for outdoor seating. A particularly useful addition is the outbuilding, providing excellent storage or potential for a small workshop or hobby space.

LOCATION

This property sits within a popular central area of Scarborough, offering excellent access to a wide range of local amenities, schools, shops and transport links, as well as the town centre and seafront.

LOUNGE DINER

3.85 x 6.95 (12'7" x 22'9")

KITCHEN

1.88 x 3.51 (6'2" x 11'6")

BEDROOM

3.84 x 3.30 (12'7" x 10'9")

BEDROOM

2.15 x 3.46 (7'0" x 11'4")

BATHROOM

1.85 x 3.47 (6'0" x 11'4")

Approximate total area(1)

669 ft²

62.2 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

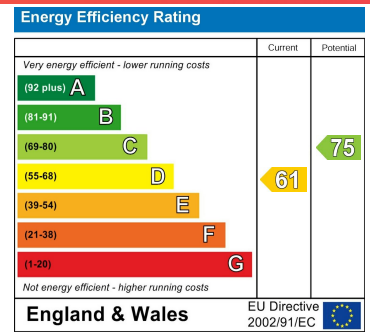
GIRAFFE360

Sandringham Street - 18793339

Council Tax Band - A

Tenure - Freehold

DISCLAIMER: The agent has not tested any apparatus, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their own solicitor or surveyor. Occasionally a wide angle lens may be used. This property was inspected by COLIN ELLIS PROPERTY SERVICES. We always try to make our sales particulars accurate and reliable, but if there is any point which is of particular importance to you, especially if you are considering travelling some distance to view the property, please do not hesitate to contact this office, we will be pleased to check the information for you. Council Tax Band ratings have been provided by DirectGov.



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