







Filey Road, Gristhorpe

- Semi-Detached House
- Spacious Kitchen Diner
- Enclosed Private Rear Garden
- Two Bedrooms
- Private Off-Road Parking
- EPC Grade: B

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Offers In Excess Of £190,000

Filey Road, Gristhorpe

DESCRIPTION

Hunters are delighted to bring to the market this beautifully presented two-bedroom semi-detached home, pleasantly positioned on Filey Road in the popular village of Gristhorpe. Offering modern accommodation, a private rear garden and off-road parking with an electric vehicle charging point, the property would make an ideal home for a range of buyers.

The ground floor comprises a welcoming living room with a stylish feature fireplace, alongside a spacious kitchen diner fitted with a modern range of units and integrated cooking appliances. French doors open directly onto the rear garden, while a convenient WC completes the ground floor.

To the first floor are two well-proportioned bedrooms, with the principal bedroom benefiting from built-in wardrobe space, alongside a modern family bathroom.

Externally, the property enjoys an enclosed private rear garden, mainly laid to lawn with a paved seating area. Private off-road parking is available to the rear, together with an electric car charging point.

Situated in the popular village of Gristhorpe, the property offers a quieter village setting while remaining within easy reach of Filey, Scarborough, the surrounding countryside and coastline. An internal viewing is highly recommended.









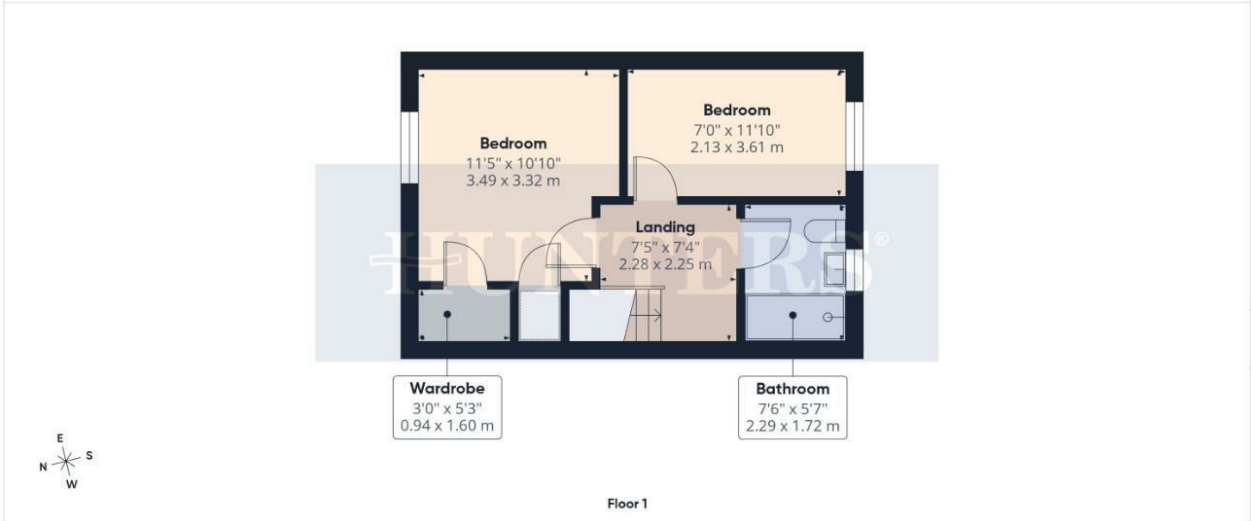

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Approximate total area(1)

625 ft²

58.1 m²

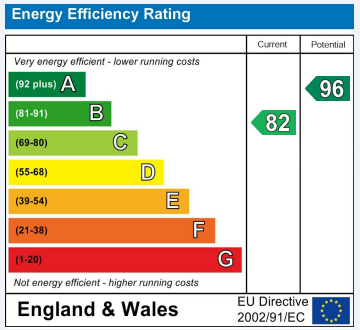
(1) Excluding balconies and terraces

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

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ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

Viewings

Please contact filey@hunters.com,if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

The Property Ombudsman

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