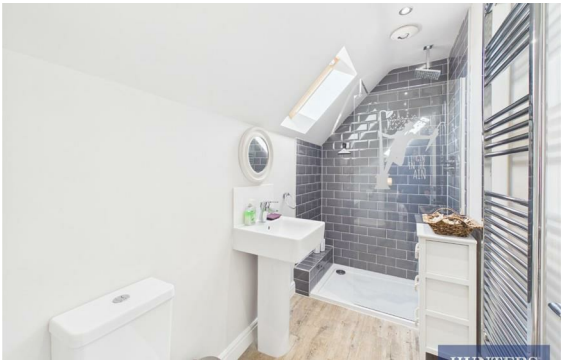








Seaford Avenue, Moor Road, Filey, YO14 9GS

- Detached Holiday Cottage
- Two Well Proportioned Bedrooms
- Generous Garden Space
- EPC: C
- Open Plan Kitchen/Diner
- Perfect Holiday Investment

HUNTERS®
HERE TO GET *you* THERE

Offers Over £170,000

Seaford Avenue, Moor Road, Filey, YO14 9GS

DESCRIPTION

Hunters are delighted to present this two bedroom detached holiday cottage located on the The Bay Holiday Park, just a short walk from the award winning Filey coast.

Offering approximately 764 sq. ft. of well-planned accommodation, the property has been much loved by the current owners and has benefited from a number of upgrades over the years. Some of the improvements include; new Karndean flooring through the kitchen and dining area, upgraded bathrooms, new carpets to the lounge, stairs and landing, new internal doors and blinds and combi boiler.

The cottage opens into a bright entrance hallway leading through to the open-plan kitchen, dining and living space, forming the heart of the home. The kitchen offers a range of storage units and integrated appliances, including a washing machine, dishwasher and fridge, alongside an electric oven, gas hob and microwave. The living area benefits from a unique log burner, creating a cosy atmosphere during the colder months. French doors open onto the generous communal garden, providing a lovely space for outdoor dining, relaxing and enjoying the surrounding greenery. A downstairs WC and built-in storage cupboards complete the ground floor accommodation.

To the first floor are two well proportioned bedrooms, with one bedroom benefitting from an en-suite shower room and both rooms benefitting from convenient bult in wardrobes. A family bathroom completes the first floor.

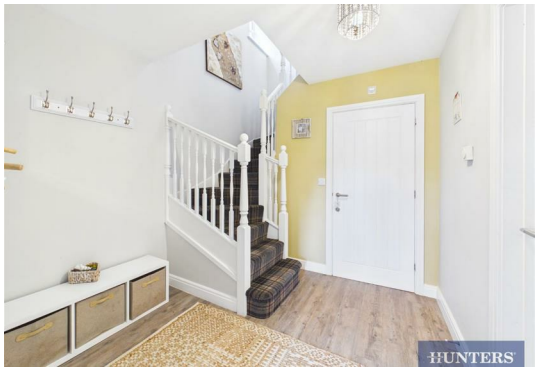
Communal parking is available, with the benefit of a convenient parking space directly opposite the cottage, with additional parking at reception which is near by.

We have been advsied the property is leasehold with approximately 980 years remaining and we understand the property cannot be used as a permanent residence.

Early viewing is recommended to appreciate all that this cottage has to offer!










HUNTERS


LIFE
IS BETTER
AT THE BEACH
HUNTERS

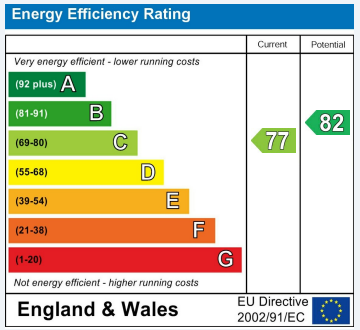

HUNTERS


HUNTERS



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

7a Murray Street, Filey, YO14 9DA
Tel: 01723 338958 Email: filey@hunters.com https://www.hunters.com

HUNTERS®
HERE TO GET *you* THERE