





colin ellis

Coldyhill Lane,
Scarborough, YO12 6SF

Offers Over £240,000

Situated on Coldyhill Lane in Scarborough, this three-bedroom semi-detached property offers spacious accommodation, a generous garden and excellent outdoor storage, making it an ideal choice for families, first-time buyers or those looking for a home with plenty of potential. The property benefits from three bedrooms, off-street parking and a detached garage, providing practical space for both everyday living and additional storage. To the outside, the generous garden offers plenty of room for relaxing, entertaining family and friends, or enjoying outdoor activities. Offered with no onward chain, the property presents an excellent opportunity for a range of buyers. With its appealing combination of living space, outdoor amenities and convenient parking, this property is well worth an early viewing to appreciate all it has to offer.

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HALLWAY
2.05 x 4.15 (6'8" x 13'7")

LIVING ROOM
3.85 x 3.59 (12'7" x 11'9")

DINING ROOM
3.43 x 4.04 (11'3" x 13'3")

KITCHEN
2.50 x 2.99 (8'2" x 9'9")

UTILITY
2.30 x 1.61 (7'6" x 5'3")

BEDROOM
3.06 x 4.06 (10'0" x 13'3")

BEDROOM
2.37 x 3.60 (7'9" x 11'9")

WC
0.84 x 1.64 (2'9" x 5'4")

BATHROOM
1.56 x 1.57 (5'1" x 5'1")

BEDROOM
2.71 x 2.33 (8'10" x 7'7")








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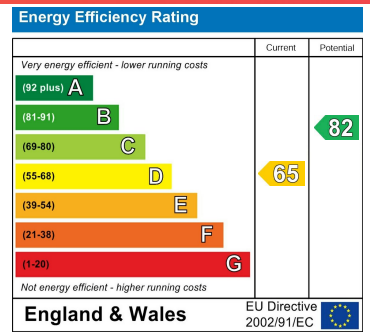

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Coldyhill Lane - 18842539
Council Tax Band - C
Tenure - Freehold

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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Tel: 01723 363565
E-mail: info@colinellis.co.uk

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