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10 good reasons to choose DMA

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* *Modern walk-round self selection display.*

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NAEA Estate Agents

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DMA ESTATE AGENTS

OPEN 7 DAYS

19 HARBOROUGH CLOSE, HUNMANBY YO14 0NA



Freehold £187,500

FEATURES

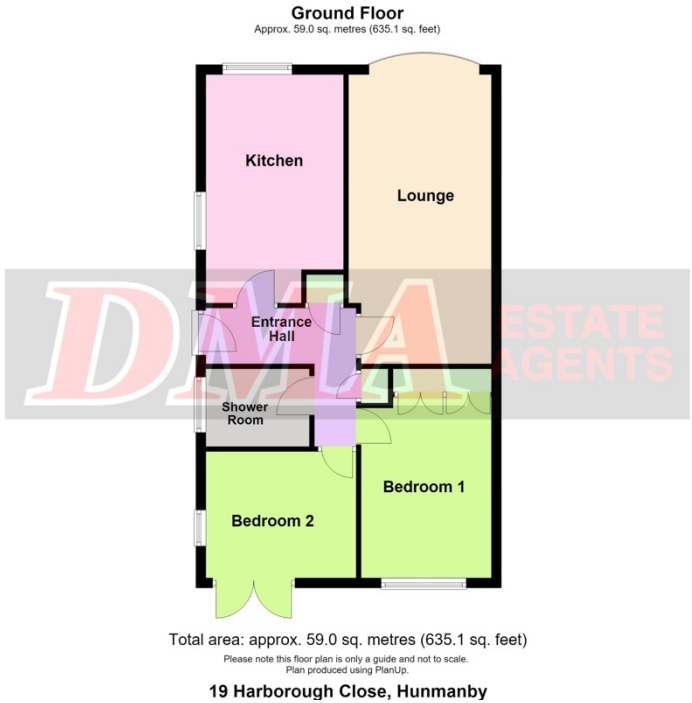
* Two bedroom semi-detached bungalow.
* Located in a quiet cul-de-sac close to the centre of popular large village.
* Built by Tarmac homes in the early 1970's.
* Gas central heating to radiators.
* Upvc double glazed windows.
* Drive to garage.
* Enclosed rear garden.
* **EPC Rating: C.**
* **Sold with no onward chain.**
* Viewing is highly recommended.

ACCOMMODATION IN BRIEF

INTERNAL:	Side Door to Entrance Hall. Breakfast Kitchen. Lounge. Two Bedrooms. Bathroom.
OUTSIDE:	Gardens front and rear. Drive to garage.

26 Belle Vue Street, FILEY, North Yorks. YO14 9HY. Telephone: 01723 515527
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Floor Plan:



Council Tax Band B.

LOCATION:

Hunmanby is a large village three miles inland from Filey and nine miles from both Scarborough and Bridlington. The village offers a wide range of shops, chemist, doctors' surgery, solicitors' office, dentists. optician, community centre, sub–Post Office, Primary School, two churches, a sports and social club together with both bus and train services.

DIRECTIONS:

Take the Bridlington road from Filey and turn right just after the Royal Oak level crossing. Follow the signposts into Hunmanby village and at the centre of the village take the road to Bridlington. Turn first left after the post office onto Fountayne Road and Harborough Close is the second turning on the right. The property is located right at the bottom of the cul-de-sac on the right hand side.

Viewing strictly by appointment only through DMA Estate Agents

Upvc Double Glazed Side Door to:

ENTRANCE HALL

Two built-in cupboards. Radiator. ***Loft access.***





LOUNGE
5.84m x 2.92m (19'2" x 9'7")

Electric fire set in an attractive modern surround. Two radiators. Upvc double glazed bow window.







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DINING KITCHEN **4.60m x 2.74m** (15'1" x 9'0")

Inset sink, vegetable sink and drainer. Excellent range of modern base cupboards with worktops over. Matching wall units. Gas hob with stainless steel extractor hood above. Built-in oven and microwave. Provision for freezer. Integrated 'fridge. Plumbing for automatic washing machine and dishwasher. Radiator. Two upvc double glazed windows to the front and side.





BEDROOM ONE **3.66m x 3.00m** (12'0" x 9'10")

Fitted wardrobes. Radiator. Upvc double glazed window.





BEDROOM TWO
3.05m x 2.56m (10'0" x 8'5")

Radiator. Upvc double glazed window. ***Upvc double glazed patio doors to garden.***



BATHROOM
2.13m x 1.52m (7'0" x 5'05")

Double shower tray with mixer shower and screen. Handbasin and wc in vanity unit. Tiled walls and floor. Chrome towel radiator. Upvc double glazed window.





OUTSIDE:

Front garden**.** Drive to **GARAGE.** Enclosed rear garden. **SUMMERHOUSE.**





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