



Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	57 D	
39-54	E		
21-38	F		
1-20	G		



OFFERS IN EXCESS OF £180,000

20 RED SCAR DRIVE, NEWBY, SCARBOROUGH, YO12 5RQ

- Renovation Required
- Three Bedrooms
- Garage and Gardens
- Stunning Views

FOR SALE BY INFORMAL TENDER CLOSING DATE 12:00 NOON 02/08/24, OFFERS TO BE RECEIVED IN WRITING BEFORE THIS POINT. A PERFECT PROJECT, SITUATED IN THIS POPULAR NORTH SIDE AREA WITH FAR REACHING VIEWS. THIS TRADITIONAL THREE BEDROOM SEMI DETACHED HOUSE NOW REQUIRES A SCHEME OF IMPROVEMENT AND RENOVATION BUT WILL MAKE A FANTASTIC FAMILY HOME.



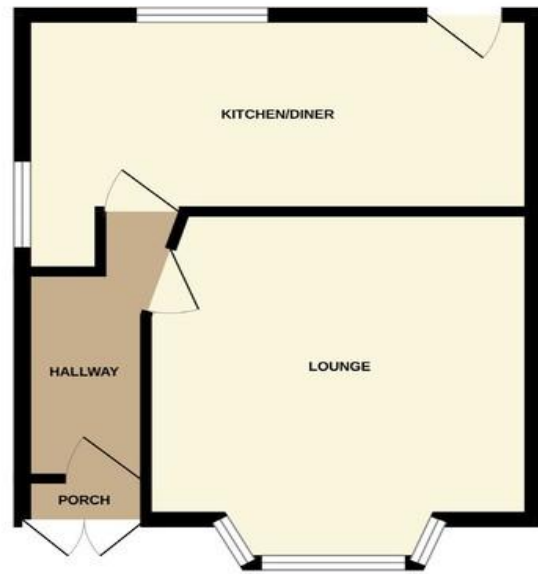
TIPPLE UNDERWOOD ESTATE AGENTS
3 Coldyhill Lane, Scarborough, North Yorkshire, YO12 6SF

CONTACT
www.tippleunderwood.co.uk
01723 350299
mail@tippleunderwood.co.uk

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

20 Red Scar Drive, Newby, Scarborough, YO12 5RQ

GROUND FLOOR
344 sq.ft. (32.0 sq.m.) approx.



1ST FLOOR
343 sq.ft. (31.9 sq.m.) approx.



TOTAL FLOOR AREA : 687 sq.ft. (63.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Property Description

The property when briefly described comprises entrance porch, hallway, bay fronted lounge and rear open plan kitchen diner. To the first floor are three well-appointed bedrooms and family bathroom. Far reaching views across Newby, Scalby and the north side of Scarborough. Enclosed rear garden, garage to the side, driveway and fore garden.



GROUND FLOOR

PORCH

HALLWAY

LOUNGE

13' 5" x 11' 9" (4.09m x 3.58m) max

KITCHEN/DINER

18' 6" x 7' 7" (5.64m x 2.31m) into recess

FIRST FLOOR

LANDING

BEDROOM

12' 9" x 12' 5" (3.89m x 3.78m) max

BEDROOM

10' 5" x 9' 5" (3.18m x 2.87m) max

BEDROOM

7' 8" x 6' 2" (2.34m x 1.88m)

BATHROOM

OUTSIDE

GARDENS

GARAGE

