// ELLIS HAY



2 Ryndle Walk

Peasholm, Scarborough, YO12 6JU

Guide Price £215,000









We are delighted to welcome to the market this 3 bedroom ground floor flat on the popular North Side of Scarbough, close to local shops, transport links, Peasholm Park and the North Bay with all its amenities. The property itself has a large lounge with dual aspect windows, kitchen, bathroom and additional WC, 2 Double bedrooms and a further bedroom currently used as a dining room. The property also has mature garden, off road parking and a garage. In our opinion, this is an immaculate property in a sought after location and it is sold with No Onward Chain, we highly recommend an early viewing.



Entrance Porch

Space for tumble dryer.

Hallway

Inner vestibule with storage cupboard. Door through to hallway, with overhead light, radiator and storage cupboard.

Kitchen

Range of wall, base and drawer units, stainless steel sink and tiled splashback. Integrated electric oven, gas hob and extractor fan over. Spaces for undercounter freezer, dishwasher, washing machine and space for fridge/freezer. UPVC window overlooking the rear of the property. Overhead light.

Lounge 18'9" x 14'2" (5.73 x 4.32)

Front facing room with dual aspect UPVC windows, overlooking the side and front of the property. Radiator, overhead light, coving and electric fire with tiled surround.

Bedroom 1 14'10" x 12'4" (4.54 x 3.78)

Front facing UPVC window, overhead light, coving and radiator.

Bedroom 2 13'4" x 10'10" (4.08 x 3.31)

Rear facing UPVC window, overhead light, coving and radiator. Built in wardrobe and dressing table.

Bedroom 3/Dining Room 10'10" x 7'10" (3.31 x 2.41)

Currently used as a dining room, this room can also be Bedroom 3. UPVC window overlooking the side of the property, overhead light, coving and radiator.

Bathroom 7'3" x 9'2" (2.21 x 2.81)

Corner shower cubicle with bar mixer shower. WC and handbasin with vanity unit below. Tiled walls, radiator and towel rail. Frosted UPVC window overlooking the rear of the property.

WC 4'8" x 2'9" (1.44 x 0.86)

WC and handbasin. Mirrored cupboard housing wall mounted gas boiler.

Outside

With gated access and path leading to the front entrance porch. The garden is mainly laid to lawns on 3 sides of the property with mature borders. Driveway to garage at the side of the property.

Tenure

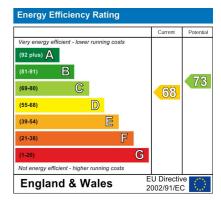
We are advised by the owners that the property is Freehold.

Directions

What 3 Words kind.fantastic.bless

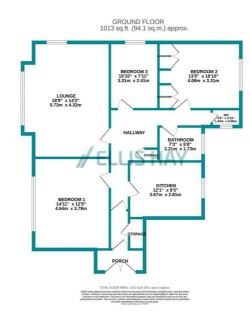
Area Map





Council Tax Band: C

Tenure: Freehold



Ellis Hay for themselves, for any joint agents and for the vendors or lessors of this property whose agents they are, give notice that {all the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute, nor constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any Intending purchasers or tenants should not rely on them as statements or representations of the but must satisfy themselves by inspection or otherwise as to the correctness of each of them; (iii) no person in the employment of Ellis Hay, has any authority to make or give any representation or warranty whatever in relation to this property