



3 Newlands Park Grove

Scarborough, YO12 6PT

Guide Price £275,000



Offered in excellent condition throughout, this attractive four-bedroom semi-detached home provides a superb setting for family life. Recently refreshed with tasteful cosmetic improvements, it's ready for immediate occupation and offers a thoughtful layout with both character and comfort. A cosy bow-fronted lounge with a feature log burner creates a perfect space to unwind.

To the rear, the spacious kitchen/diner is ideal for modern living, providing generous room for both cooking and dining. Well-equipped and bright, this area serves as the heart of the home—perfect for daily meals or entertaining friends. A sleek, contemporary four-piece bathroom completes the picture, offering both practicality and style.

Set in a sought-after residential area with convenient access to schools, shops, and transport links, this property presents a fantastic opportunity for buyers looking to settle in a well-connected community. To arrange your viewing, get in touch with Ellis Hays' approachable and knowledgeable sales team—we're here to help you find the right home.



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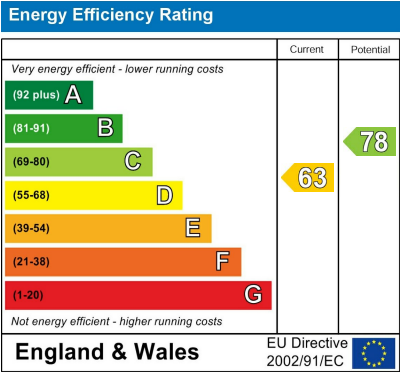
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- LOUNGE 14'6" x 14'3" (4.43 x 4.36)
- KITCHEN DINER 20'5" x 18'11" (6.23 x 5.79)
- BEDROOM 1 14'1" x 9'11" (4.31 x 3.04)
- BEDROOM 2 11'1" x 10'2" (3.40 x 3.11)
- BEDROOM 3 8'5" x 6'11" (2.59 x 2.13)
- BEDROOM 4 16'9" x 12'6" (5.11 x 3.82)
- BATHROOM 9'5" x 7'0" (2.88 x 2.14)

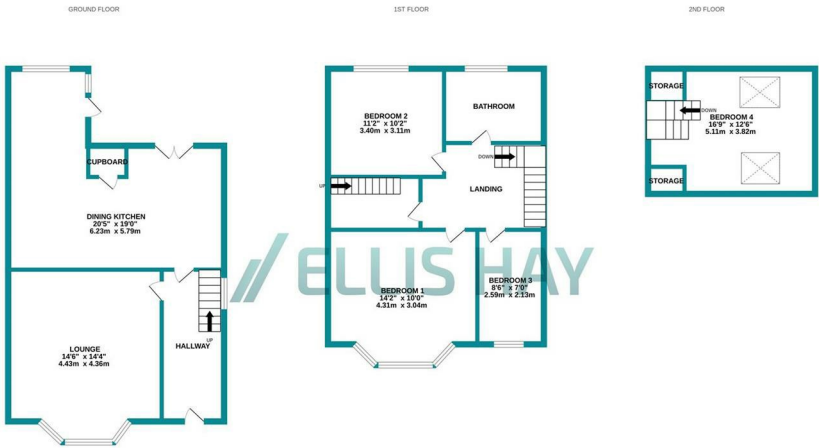
DIRECTIONS

What 3 Words
Fetch.Shelf.Cups

Area Map



Council Tax Band: C
Tenure: Freehold



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 misstatement. 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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