



**Old Malton Road, Scarborough**  
YO12 4SB

**£100,000**





# Old Malton Road, Scarborough

## DESCRIPTION

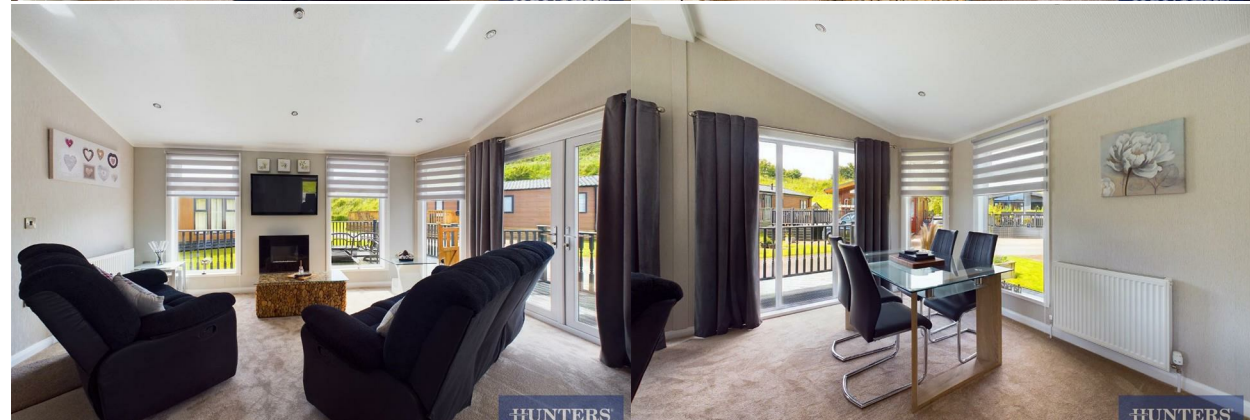
\*\*\* SITE FEES PAID UP UNTIL JANUARY 2025\*\*\*

Hunters are pleased to bring to the market this WELL PRESENTED, FULLY FURNISHED lodge home, offering TWO BEDROOMS, OPEN PLAN LIVING AREA, DECKING AREA and OFF ROAD PARKING. Benefitting from BRAND NEW CARPETS THROUGHOUT, UPVC DOUBLE GLAZING, EN SUITE SHOWER ROOM and MODERN INTERIOR this property will make the ideal purchase for a second home.

This light and airy abode briefly comprises of: Entrance hall, spacious open plan lounge/dining/kitchen area with feature fireplace, integrated appliances and French doors leading to outside, master bedroom benefitting from an en suite shower room, second bedroom with access to family bathroom with three piece suite. The outside of the property welcomes you with a large decking area perfect for entertaining and alfresco dining and two designated parking spaces.

Being located in the popular village of Staxton just off the A64 offering a wealth of amenities including a popular junior school, 24 hour garage, fish restaurant, playing fields and excellent public transport links.

We believe this property is not one to miss, call now to arrange a viewing!



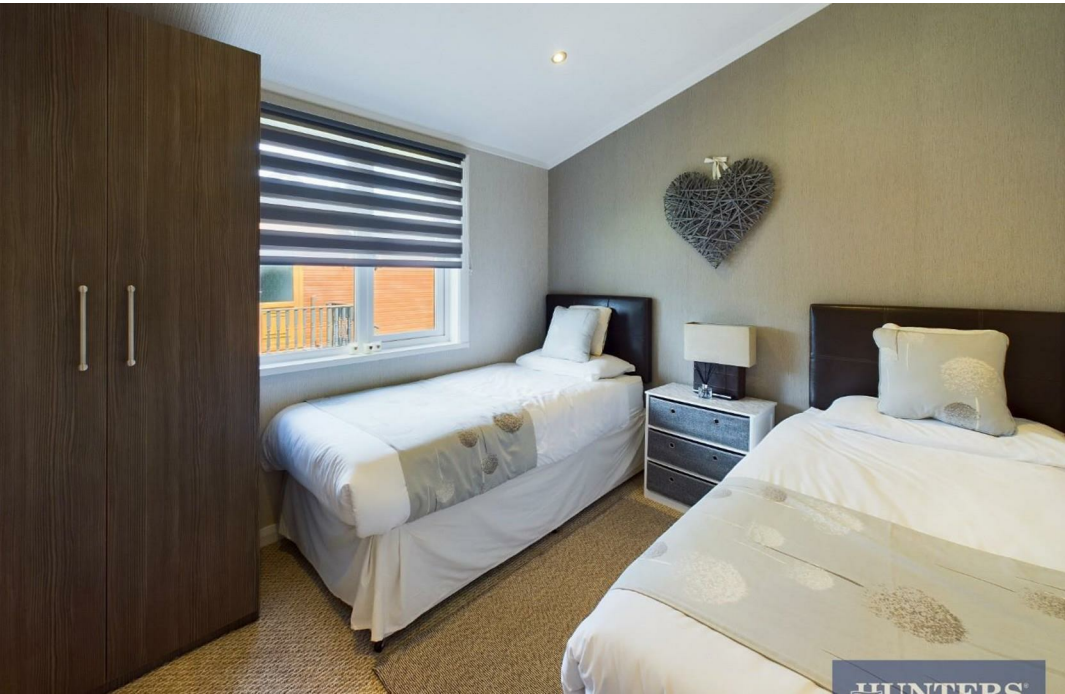




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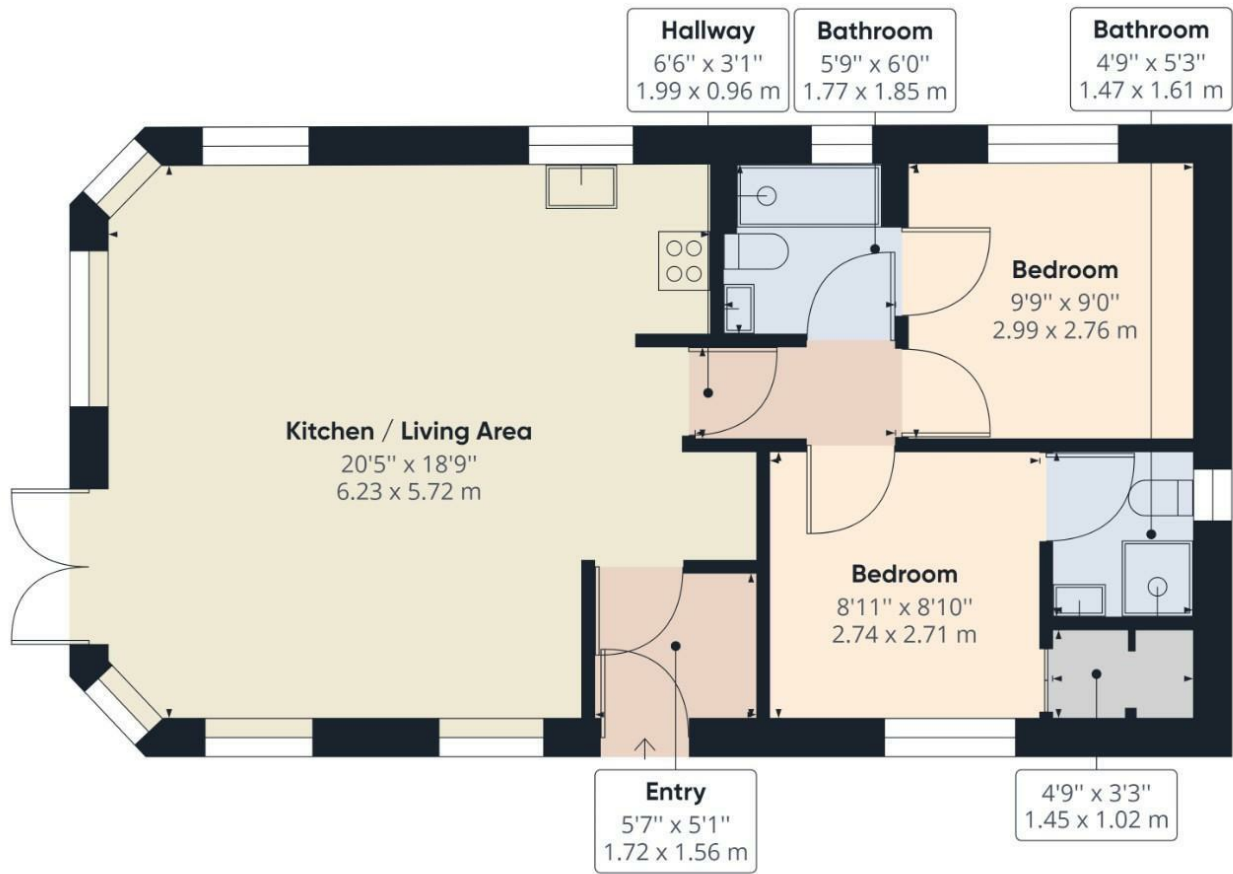
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**Approximate total area<sup>(1)</sup>**

668.33 ft<sup>2</sup>  
62.09 m<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360









## ENERGY PERFORMANCE CERTIFICATE

### Thinking of Selling?

If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

**33 Huntriss Row, Scarborough, YO11 2ED | 01723 336760 | [scarborough@hunters.com](mailto:scarborough@hunters.com)**

**HUNTERS®**  
HERE TO GET *you* THERE



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.