



White Cottage, Ravenscar, YO13 0NE

**Offers In The Region Of
£650,000**

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EXCELLENCE

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Discover the charm and serenity of coastal living in this beautifully presented and meticulously maintained three-bedroom cottage, nestled in the picturesque village of Ravenscar, North Yorkshire. Offering breathtaking views of the sea and surrounding fields, this property is an ideal retreat for those seeking peace and natural beauty. This charming cottage in Ravenscar is a true gem. Beautifully presented and meticulously maintained, the property offers a perfect blend of traditional character and modern comfort creating the perfect home for a range of buyers!

The ground floor features a cozy lounge with a charming log burner, creating a warm and inviting ambiance, a open plan well-appointed kitchen offering functionality and convenience, dining room perfect for family meals and entertaining guests, one generous sized bedroom benefiting from beautiful sea views, delightful sun room offering panoramic sea views, functional utility room and shower room. On the first floor you will find two generous rooms both offering space for relaxation and family shower room. To the outside of this incredible abode you are welcomed with ample outside space with well-kept gardens with tranquil surroundings, garage and off road parking.

Situated in the idyllic village of Ravenscar, the cottage is within easy reach of local amenities while still offering a sense of seclusion and privacy. The surrounding area is perfect for outdoor enthusiasts, with numerous walking and cycling trails, as well as easy access to the North Yorkshire coast.

This beautiful property is not one to miss, call the office now to arrange a viewing!





Lounge
UPVC double glazed windows to the front and side aspects offering beautiful sea views, exposed beams, log burner, TV point and power points.

Dining Room
Front door, UPVC double glazed windows to the front and side aspects, exposed beams, radiator, TV point and power points.

Kitchen
UPVC double glazed windows to the front and side aspects, laminated laid wood style floor, range of walls and base units with roll to work surfaces, space for dishwasher, boiling water tap, sink and drainer unit, space for fridge/freezer, electric oven, gas hob, extractor hood and power points.

Sun Room
UPVC double glazed windows to the front and side aspects offering beautiful sea views, UPVC sliding door to the front aspect and fitted storage.

Utility Room
UPVC double glazed window to the front aspect, storage cupboard, range of wall and base units with roll top work surfaces, space for washing machine, space for tumble dryer, sink and drainer units and power points.

Bedroom 1
UPVC double glazed windows to the side aspects with beautiful sea views, radiator and power points.

Downstairs Shower Room
UPVC double glazed window to the front aspect offering beautiful sea views, partially tiled



walls, radiator, extractor fan and three piece suite comprising: shower cubicle with shower attachment, low flush WC and wash hand basin.

Hallway
Stairs to the first floor landing and power points.

First Floor Landing
UPVC double glazed window to the front aspect, storage cupboard, radiator and power points.

Bedroom 2
UPVC double glazed windows to the front and rear aspects, radiator and power points.

Bedroom 3
UPVC double glazed window to the front aspect, radiator and power points.

Bathroom
UPVC double glazed window to the rear aspect, radiator and three piece suite comprising: panel enclosed corner bath with mixer taps and overhead shower, low flush WC and wash hand basin.

Garden
Large mainly laid to lawn garden with plant and shrub borders, decking and patio area.

Garage

Parking
Ample parking for up to 10 vehicles.

Material Information Scarborough
Property Tenure: Freehold
Council Tax: F







Ground Floor



Floor 1

Approximate total area⁽¹⁾

1520.47 ft²
141.26 m²

Reduced headroom

59.47 ft²
5.53 m²

(1) Excluding balconies and terraces

 Reduced headroom
(below 1.5m/4.92ft)

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

Viewing Arrangements

Strictly by prior appointment only through the agent Hunters
01723 336760 | Website: www.hunters.com

DISCLAIMER

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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			80
(81-91) B			
(69-80) C			
(55-68) D		60	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	