



**Cayton, Scarborough, YO11 3RS**

**Offers In The Region Of  
£620,000**

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## Offers In The Region Of £620,000

Welcome to this stunning four-bedroom detached bungalow, set on approximately half an acre of beautifully landscaped grounds. This exceptional property offers a spacious and versatile living experience, featuring a large lounge, and a bright and airy orangery that perfectly complements the residence. The home also includes a dedicated office (fourth bedroom) ideal for working from home or personal projects. Each of the four bedrooms offers ample space and comfort, making this property perfect for family living. The extensive gardens, meticulously maintained by the current owners, provide a serene and picturesque setting, making this bungalow a truly remarkable place to call home. Benefiting from NO ONWARD CHAIN and a multitude of features this truly UNIQUE home is NOT ONE TO MISS! Enter into the orangery, a bright and welcoming space that sets the tone for this versatile property. From here, a hallway leads into two distinct quarters of the bungalow, offering a range of possibilities for potential investment opportunities, such as holiday lets, long-term rentals, or multi-generational living. The main quarter features three comfortable bedrooms, a modern bathroom, kitchen and utility. The second quarter includes an additional bedroom, a utility room, a bathroom, and a dedicated office space, providing flexibility and privacy. One of the standout features of this property is the majestic south facing garden, offering a tranquil oasis right at your doorstep. Imagine enjoying a cup of tea in the morning or hosting a barbecue in the evenings in this picturesque setting. Parking will never be an issue with space for more than six vehicles and a garage, making it convenient for both residents and guests. Whether you have a growing family or simply love to have extra space, this property has it all.

Located in a desirable area, this property offers a perfect blend of tranquillity and convenience. Don't miss the opportunity to make this bungalow your new home.







#### Location:

Cayton is a charming village nestled on the stunning Yorkshire coast, offering a perfect blend of countryside tranquility and seaside allure. Located just a few miles south of Scarborough, Cayton is renowned for its picturesque surroundings, friendly community, and close proximity to both the North York Moors National Park and the dramatic coastline. The village itself boasts a range of local amenities, including shops, an award winning pub/restaurant, and recreational facilities, catering to the needs of its residents and visitors alike. With its beautiful sandy beach, Cayton Bay, popular for surfing and family outings, this idyllic village provides an ideal setting for those seeking a peaceful lifestyle with easy access to outdoor activities and the vibrant attractions of nearby towns.



#### Transport Links:

Cayton benefits from its proximity to both railway and bus transport links, making it well-connected for residents and visitors alike. The nearest railway stations are located in Seamer and Scarborough, just a short drive away, offering regular train services to major destinations such as York, Leeds, Manchester and London. This connectivity allows easy access to larger urban centers for work, education, and leisure. Additionally, Cayton is served by several bus routes, including services that run between Scarborough and other nearby towns like Filey and Bridlington. These bus services provide convenient options for daily commuting and local travel, ensuring that Cayton remains accessible and connected to the surrounding region. Whether using the train for longer journeys or the bus for local trips, residents and visitors to Cayton can enjoy a variety of transport options that support both convenience and mobility.



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Approximate total area<sup>(1)</sup>  
2843.83 ft<sup>2</sup>  
264.2 m<sup>2</sup>

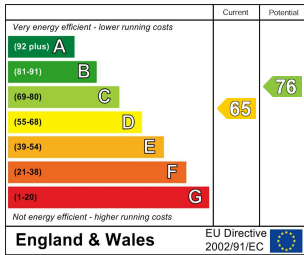
(1) Excluding balconies and terraces

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

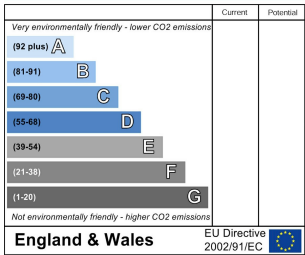
Calculations are based on RICS IPMS 3C standard.

GIRAFFE360

**Energy Efficiency Rating**



**Environmental Impact (CO<sub>2</sub>) Rating**



**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.

**Viewing Arrangements**

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



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