



Mustang Road, Scarborough
YO12 4NL

Offers In Excess Of £285,000



Mustang Road, Scarborough

DESCRIPTION

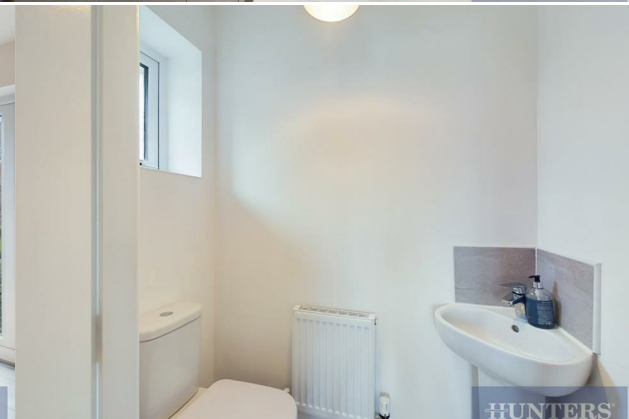
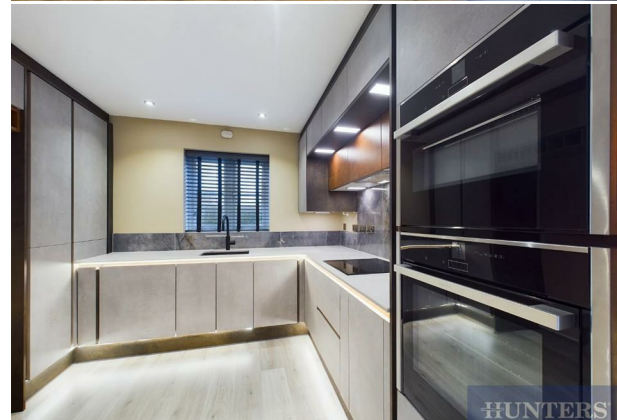
Welcome to this charming detached house located on Mustang Road in the picturesque village of Seamer, Scarborough. This delightful property boasts three bedrooms, one reception room, two bathrooms and a kitchen/dining room, perfect for a growing family or those in need of extra space.

As you step inside, you are greeted by an open plan modern kitchen/living room, ideal for hosting family meals or entertaining guests, the cosy reception room provides a comfortable space to relax and unwind after a long day. Offering three bedrooms this home provides ample room for family living or accommodating guests. With two bathrooms and a downstairs WC, mornings will no longer be a rush, ensuring convenience and comfort for all residents. The converted garage offers additional space that can be utilised as a home office, playroom, or even a guest bedroom.

Outside, you will find a lovely garden where you can enjoy the fresh air and perhaps cultivate your own little oasis. Parking will never be an issue with the convenience of having your own private parking space.

Don't miss out on the opportunity to make this house your home. Contact us today to arrange a viewing and envision the endless possibilities this property has to offer.

- Three Bedrooms
- Converted Garage
- Modern Kitchen/Dining Room
- One Reception Room
- Two Bathrooms
- Garden & Parking Space







Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2



Approximate total area⁽¹⁾

995.35 ft²

92.47 m²

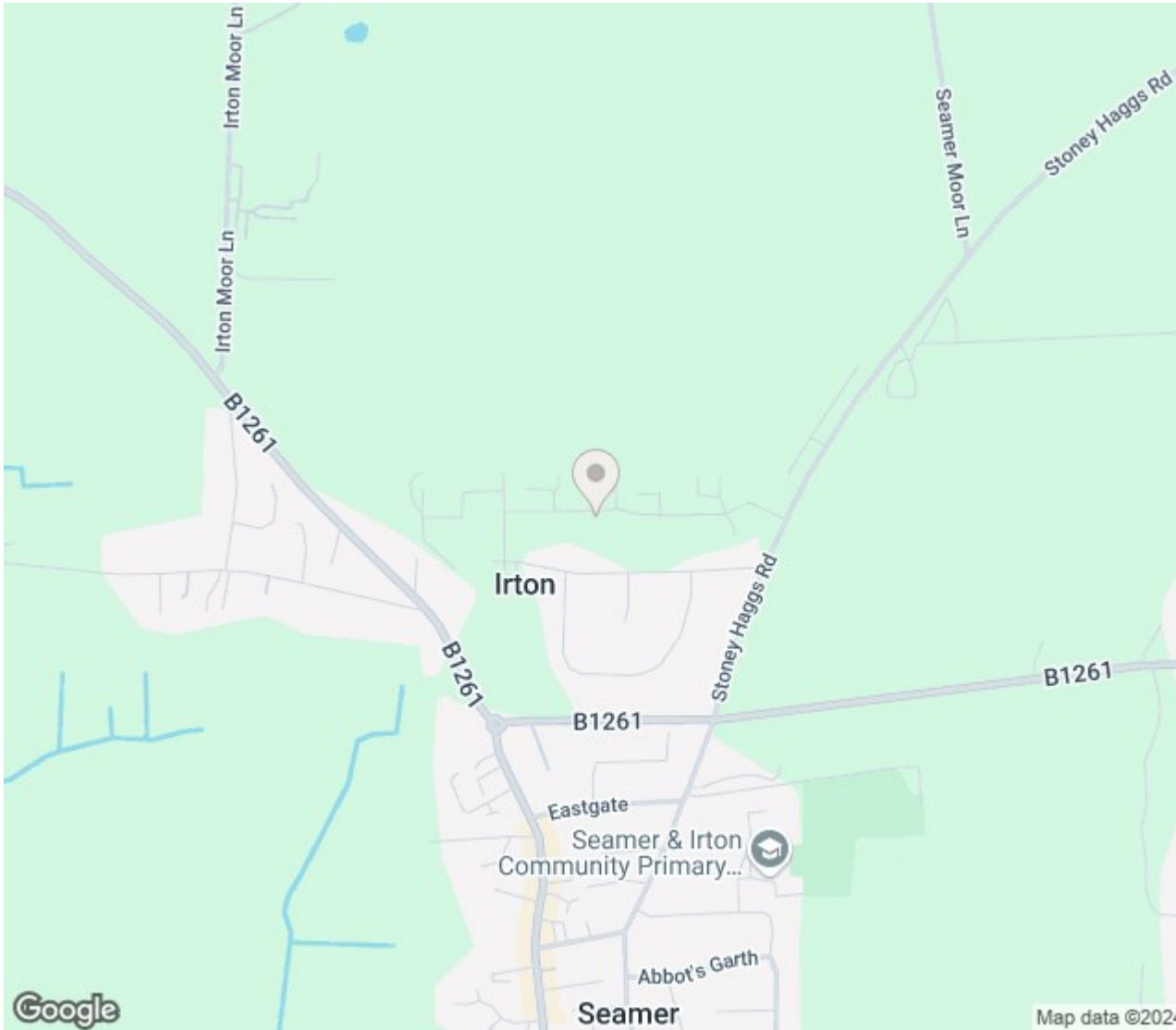
(1) Excluding balconies and terraces

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 PERFORMANCE CERTIFICATE

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		94
(81-91) B	83	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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.

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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.