

Ulllyotts

EST 1891



29 Buckrose Grove
Bridlington
YO16 4EQ

£70,000

1 Bedroom First Floor Apartment

Ulllyotts

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01262 401401



Communal Garden



1



1



1



Off Road
Parking



Gas Central Heating

29 Buckrose Grove, Bridlington, YO16 4EQ

A one bed roomed, modern first floor apartment. The property benefits from gas central heating, uPVC double glazing, parking and communal gardens.

The property is located in the heart of this modern residential development just off the west side of Bridlington yet within easy walking distance of local shops including an Aldi supermarket, Quay and Bay primary school and Bridlington secondary school. Bus services are routed past the locality to the main town.

Bridlington is a premier East Yorkshire Coast resort centred around its historic harbour and wonderful bay with over three miles of beaches. The town has

attracted seasonal visitors for many decades. The town centre has grown to include many national shopping names and the Old Town is a historic focal point bounded by the Bayle and Priory Church with its four prominent spires. The town is handy for commuting to Hull, York, Beverley and Scarborough.



Entrance Hall



Lounge



Lounge / Kitchen



Kitchen

Accommodation

PRIVATE ENTRANCE

To the rear of the property. Entrance door and stairs to first floor.

ENTRANCE HALL

10' 6" x 3' 4" (3.2m x 1.02m)

With radiator.

LOUNGE

15' 2" x 10' 5" (4.62m x 3.18m)

With a feature fire place with a white surround and electric fire in situ, TV point and a window to the front elevation. Opening into kitchen.

KITCHEN

13' 0" x 6' 10" (3.96m x 2.08m)

With a modern range of wall and base units, worktop over, stainless steel 1.5 bowl sink unit, built in electric oven, gas hob and extractor over. Space for washer, fridge and freezer, radiator, tiled splashbacks, vinyl flooring, large storage cupboard housing wall mounted gas central heating boiler. Windows to the front and side elevations.

BEDROOM 1

13' 8" x 9' 7" (4.17m x 2.92m)

With a window to the rear elevation and radiator.

BATHROOM

6' 9" x 6' 3" (2.06m x 1.91m)

Comprising panelled bath with shower attachment, low level WC, vanity wash hand basin with worktop, vinyl flooring, tiled surrounds, window to the side elevation, ceiling spotlighting and extractor.



Bedroom 1

OUTSIDE

There is a communal garden area for two of the apartments to share and a parking space.

DOUBLE GLAZING

The property benefits from sealed uPVC glazing throughout.

CENTRAL HEATING

The property benefits from gas fired central heating to radiators. The boiler also provides domestic hot water.

TENURE

We understand that the property is leasehold.

Lease: 999 years for 01/01/2003

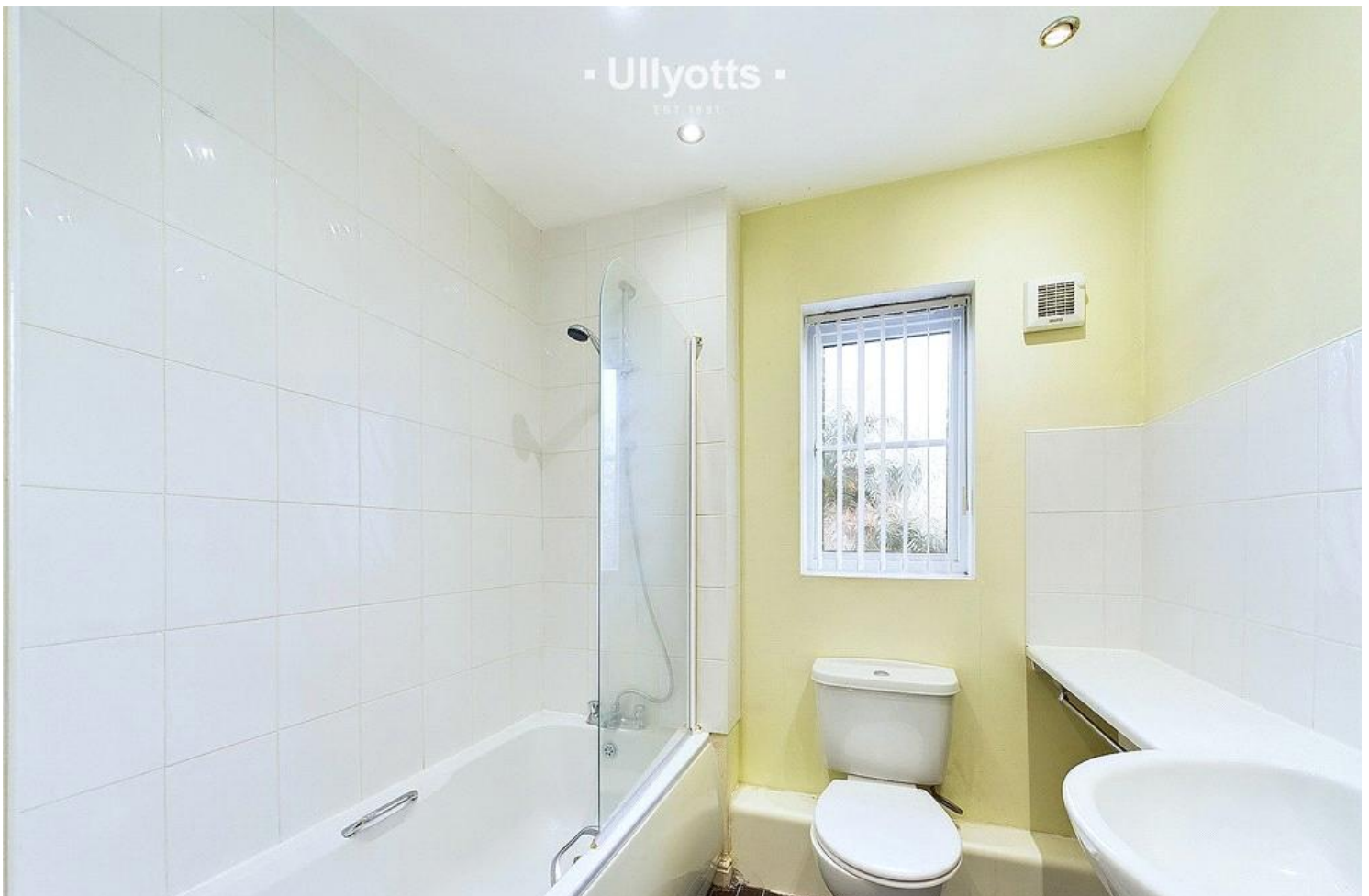
Fees: £355 twice a year in June and December

COUNCIL TAX BAND - A

ENERGY PERFORMANCE CERTIFICATE - RATED C

SERVICES

All mains services are available at the property.



Bathroom

NOTE

Heating systems and other services have not been checked.

All measurements are provided for guidance only.

None of the statements contained in these particulars as to this property are to be relied upon as statements or representations of fact.

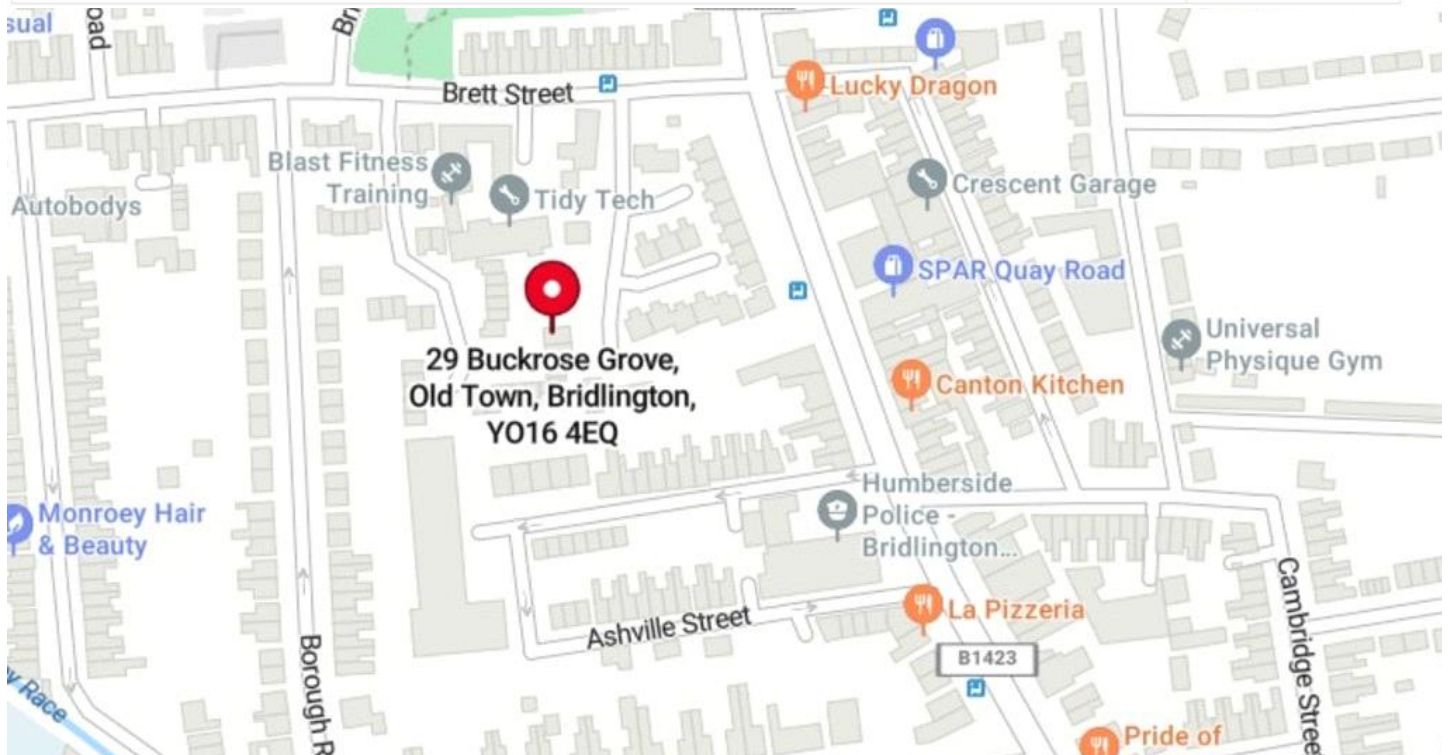
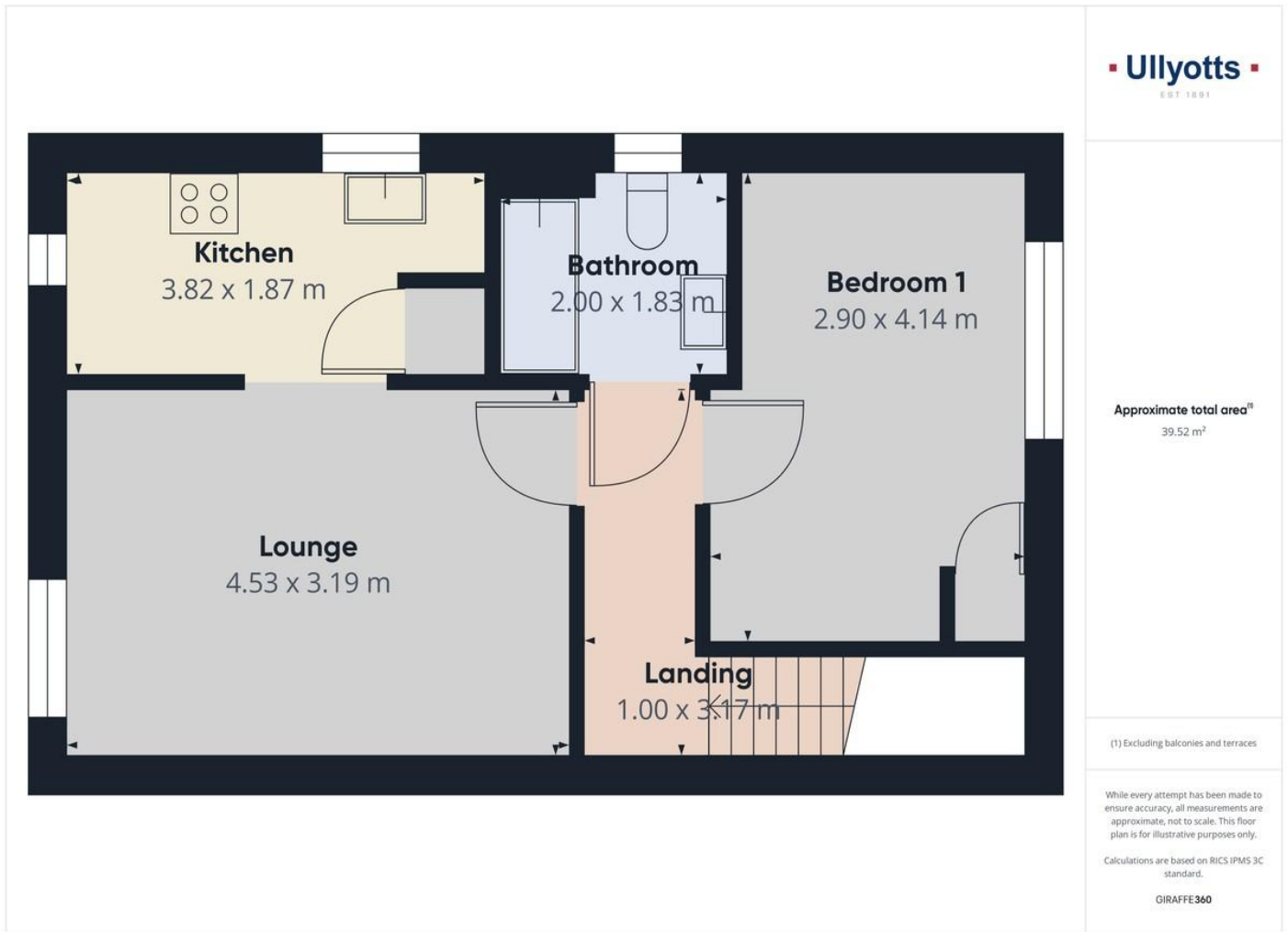
Floor plans are for illustrative purposes only.

VIEWING

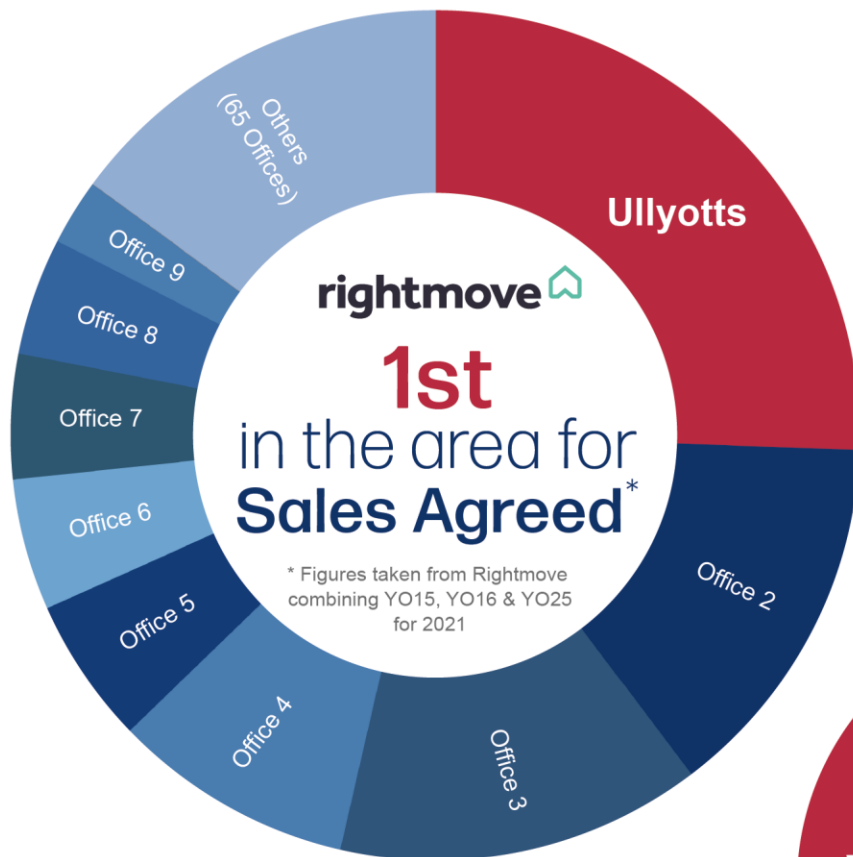
Strictly by appointment with Ulllyotts 01262 401401
Option 1

Regulated by RICS

The stated EPC floor area, (which may exclude conservatories),
is approximately 48 sq m (516 ft²)



Why Choose Ulllyotts?



Our guarantee to you
**We will never be
beaten on fees!**

- ✓ **Knowledge & Experience**
Established in 1891, Ulllyotts know the local market.
- ✓ **Dedicated Teams**
Experienced sales teams who live locally and know the area.
- ✓ **Competitive Fees**
Ulllyotts guarantee that we will never be beaten on fees.
- ✓ **Proven Results**
Don't just take our word for it...See the above Rightmove pie chart.
- ✓ **Professional Accreditations**
Registered with the RICS (Royal Institution of Chartered Surveyors) and Ombudsman Scheme registration number 017981.

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