



6 Bayside, York Road
Bridlington
YO15 2PQ

GUIDE PRICE

£145,000

2 Bedroom First Floor Apartment

■ **Ulllyotts** ■
EST 1891

01262 401401



Balcony

 2
  1
  1
  Allocated Parking
  Electric Heating

6 Bayside, York Road, Bridlington, YO15 2PQ

A beautifully presented first floor apartment with no expense spared offers a two-bedroom layout with kitchen, bathroom and good-sized lounge with Bi-Folding doors onto the balcony which offers spectacular sea views.

This first floor apartment is located just off Bridlington's north side seafront, by the East Riding Leisure Centre complex and offers fabulous sea views from the balcony. The property must be seen to appreciate the quality on offer. If you are looking for that 'move in' apartment, then look no further!

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.

Bridlington railway station is on the Hull to Scarborough line providing easy carefree travel to Filey and Scarborough to the north and Driffield, Beverley, and held the south, together with some villages. Bus services are available within the town and to other areas.

The harbour is the heart of Bridlington renowned for being the lobster capital. With its traditional seaside food outlets surrounding the port. The Ganzy girl statue sits proudly overlooking the wide array of boats and yachts.



Hallway



Lounge



Lounge



Kitchen

Accommodation

GROUND FLOOR COMMUNAL ENTRANCE

With tele-entry system, letterboxes and secure entry into:

COMMUNAL HALL

With stairs to first floor landing and door to another door offering a private entrance for Flats 5 & 6.

PRIVATE ENTRANCE HALL

A spacious entrance hall with laminate flooring, storage cupboard housing the hot water tank, electric panel heater, tele-entry phone and doors to all rooms:

LOUNGE

16' 2" x 11' 10" (4.948m x 3.613m)

A light and airy lounge with Bi-Folding doors with inset fitted blinds open onto the balcony with beautiful sea views. The room is sleek and stylish and benefits from pale laminate flooring, coving, panel heater and television wall bracket.

KITCHEN

13' 5" x 5' 8" (4.098m x 1.743m)

A recently refitted kitchen with sleek gloss wall and base units that have been well designed to provide ample storage space with white sparkle work top over. Built-in self-cleaning fan oven and microwave, induction hob, washing machine. Automatic motion sense undercounter lighting, Cooke & Ellis splash back, stainless steel sink with mixer tap with instant hot water and built in handwash dispenser. Window to the front elevation with inset fitted blinds and partial sea view.

BEDROOM 1

12' 9" x 9' 6" (3.898m x 2.920m)

With bay to front elevation with inset fitted blinds, electric panel heated, cream gloss fitted wardrobe with overhead storage and built-in lighting. Both bedrooms benefit from a tv arial.



Bedroom 1



Bedroom 2



Bathroom



View

BEDROOM 2

9' 5" x 9' 2" (2.880m x 2.814m)

With window to the rear elevation, fitted wardrobe and drawer storage and electric panel heater.

BATHROOM

6' 5" x 6' 5" (1.980m x 1.973m)

With tiled walls and floor, 'P' shaped bath with glass screen, electric shower over, wash hand basin, WC, extractor fan and heated towel ladder.

BALCONY

With a fabulous view of the sea. The current owner has Astroturf laid and has a bistro set which is a great space to enjoy the views.

TENURE

We understand that the property is leasehold and benefits from a 999-year lease from 1983.

A service charge of £1000.00 is paid in January for the year and covers, garden maintenance, communal cleaning, buildings insurance etc.

A fee of £25 is also made per annum for the ground rent.

CENTRAL HEATING

Electric heating

DOUBLE GLAZING

The property benefits from Upvc double glazing throughout.

COUNCIL TAX BAND - A

ENERGY PERFORMANCE CERTIFICATE - AWAITING



Balcony



Parking



Door



Sign

SERVICES

All mains services are available at the property.

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. In the event of a property being extended or altered from its original form, buyers must satisfy themselves that any planning regulation was adhered to as this information is seldom available to the agent.

Floor plans are for illustrative purposes only.

VIEWING

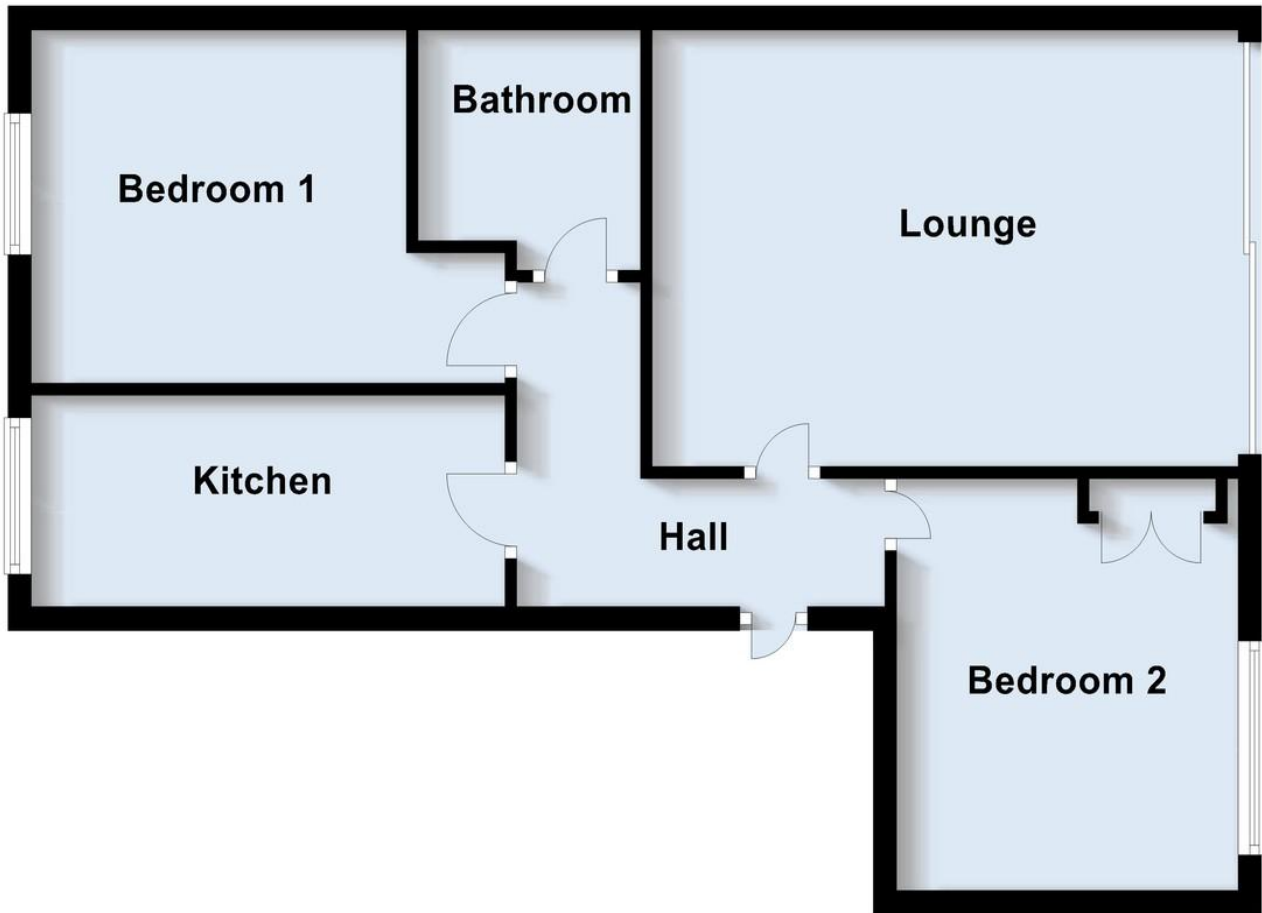
Strictly by appointment with Ulllyotts 01262 401401

Regulated by RICS

The stated EPC floor area, (which may exclude conservatories),
is approximately

Floor Plan

Approx. 565.7 sq. feet



Testimonials

“ Ulllyotts dealt with the sale of our property with consideration and professionalism. As we don't live nearby, they arranged and attended all viewings. They were there to help with anything and everything we needed. Nothing was too much trouble. ”

“ Caring estate agents and extremely professional. Rates are extremely competitive and they listen to owners when conducting valuations. Ulllyotts are now our No 1 go to estate agents and should be proud of their professionalism and their courteous manner. Thank you. ”

“ A very pro-active team, always very helpful and professional no matter when or who answers a call. The experience of selling a property from start to finish was made much easier by the staff and their cheerfulness. Would definitely recommend this business. ”

“ The team at Ulllyotts were great to deal with during our recent house purchase. A very professional team. ”

“ From the day I first discussed the sale to 'completion', I was extremely satisfied with the progress of the sale. ”

“ A highly professional, friendly and, where needed, tenacious service delivered. Completion of sale of former home was protracted but would have been much longer without the support of the team at Ulllyotts. Great Job! ”

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