



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs		<div>60</div>	<div>76</div>
(92 plus) A			
(81-91) B			
(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 	
Environmental Impact (CO ₂) Rating			
Very environmentally friendly - lower CO ₂ emissions		Current	Potential
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC 	

Viewing Arrangements

Strictly by prior appointment only through Willowgreen Estate Agents
01653 916600 | Website: www.willowgreenestateagents.co.uk

Disclaimer

These particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate and we have not tested any fitted appliances,electrical or plumbing installation or central heating systems. Floor plans are for illustration purposes only and their accuracy is not guaranteed.

Company Registration Number: 6364398
England and Wales VAT Reg. No 934616515



The Grange, 21 Hackness Road, Scarborough, YO12 5SD £650,000

Stunning Six-Bedroom Detached Family Home in Sought-After Newby

This exceptional detached property offers versatile accommodation perfect for large families, multi-generational living, or astute investors. With impressive kerb appeal and generous parking, this substantial home combines character features with flexible living spaces across three floors.

Enter through twin entrance porches into the spacious main hallway. The ground floor boasts an impressive array of reception rooms including a comfortable lounge, formal dining room, and three additional reception spaces, ideal for family life or entertaining. The well-appointed kitchen is complemented by a separate utility room and useful storage areas. A delightful conservatory provides year-round enjoyment of the garden views, while two ground floor WCs add convenience.

The generous landing with built-in storage leads to the impressive master suite, complete with ensuite bathroom, dressing room, and French doors opening onto a private balcony. Three further well-proportioned bedrooms are served by two additional bathrooms and a separate WC, ensuring comfort for the whole family.

Two spacious double bedrooms and ample storage complete the accommodation, offering flexibility for guests, home offices, or teenager retreats.

The property's striking kerb appeal is enhanced by extensive off-street parking and attractive paved patios surrounding the house. The mature rear garden features a generous lawn with established planting and a block-paved entertaining area, perfect for outdoor dining and relaxation.



LOCATION

Newby offers the ideal blend of peaceful residential living and everyday convenience. This highly regarded area is known for its well-kept streets, strong community feel, and easy access to a wide range of local amenities. Just a short stroll away, you'll find everything you need, from independent shops and the popular Proudfoots supermarket, to medical centres, a library, and welcoming cafés and pubs. There are also reputable local schools and green spaces, making it particularly attractive for families and retirees alike.

Regular bus services run through Newby, offering seamless transport links into Scarborough town centre, which is just a few minutes away. Scarborough itself is a vibrant coastal town with something for everyone: from its historic castle and sandy beaches to shopping districts, leisure facilities, and a thriving arts and cultural scene. Whether you’re taking a walk along the seafront, dining at the harbour, or exploring the North Bay's attractions, Scarborough combines the charm of a seaside town with the practicalities of modern living.

Together, Newby and Scarborough offer the best of both worlds, tranquil village-style living with the buzz and beauty of the coast right on your doorstep.

SITTING ROOM

19 x 18 (5.79m x 5.49m)

DINING ROOM

18'11" x 12'0" (5.79m x 3.67m)

KITCHEN

24 x 16 (7.32m x 4.88m)

RECEPTION ROOM

17 x 11 (5.18m x 3.35m)

CONSERVATORY

15 x 13 (4.57m x 3.96m)

UTILITY

GUEST CLOAKROOM

BEDROOM ONE

16 x 14 (4.88m x 4.27m)

BEDROOM TWO

17 x 9 (5.18m x 2.74m)

BEDROOM THREE

13 x 11 (3.96m x 3.35m)

BEDROOM FOUR

16 x 9 (4.88m x 2.74m)

BATHROOM

BEDROOM FIVE

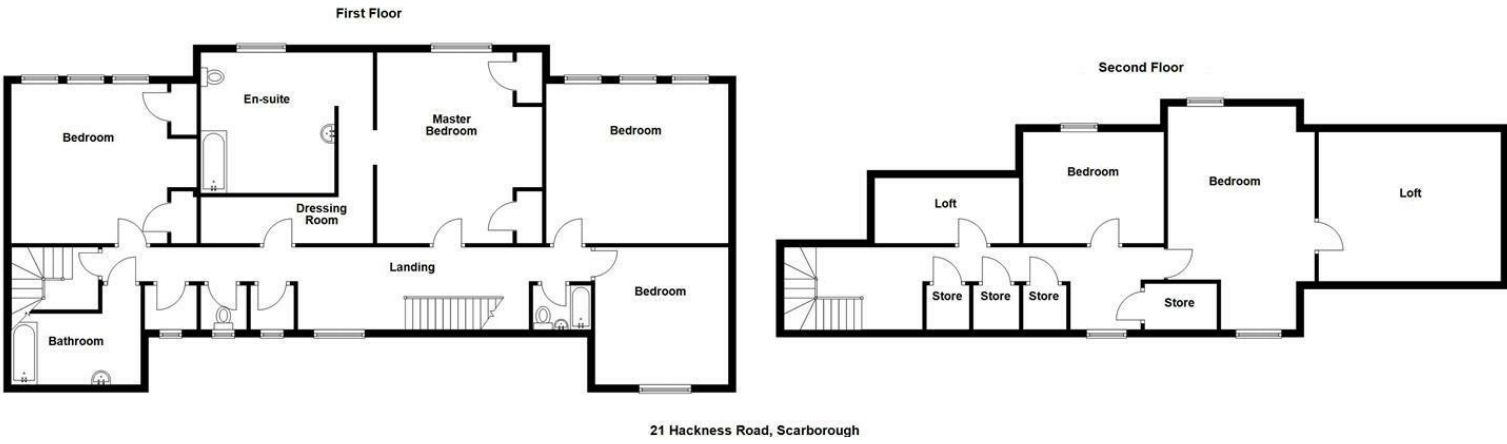
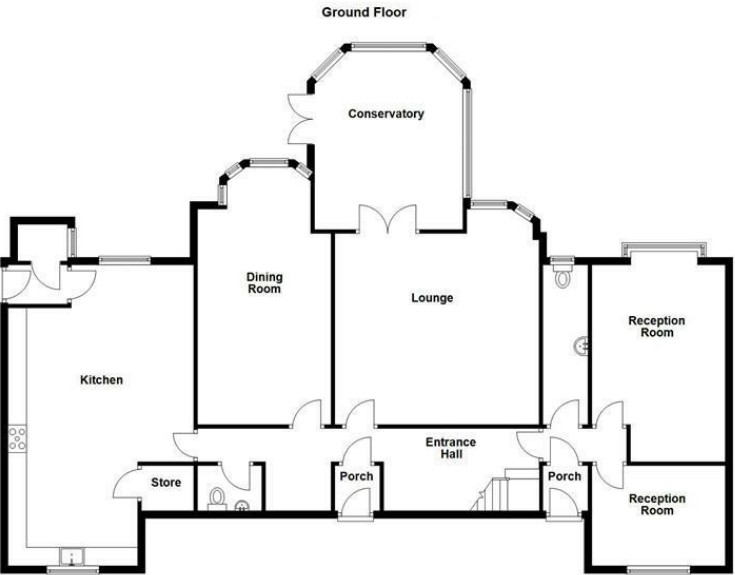
12 x 9 (3.66m x 2.74m)

BEDROOM SIX

19 x 10 (5.79m x 3.05m)

EPC RATING D

COUNCIL TAX BAND H



21 Hackness Road, Scarborough