



## Bridlington Street, Hunmanby, Filey, YO14 0JR

- Mid Terrace House
- Well Presented Accommodation
- Garden
- Three Bedrooms
- Central Village Location
- EPC Grade: D

**Guide Price £190,000**

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## DESCRIPTION

This beautifully presented mid-terrace home is full of character and ideally located in the very centre of Hunmanby village, offering excellent access to local amenities including a Co-Op, opticians, cafes, pharmacy and welcoming public houses. With a bus stop nearby and the village train station within walking distance, it's perfectly placed for both convenience and connectivity.

Inside, the property boasts a true cottage feel, with exposed beams adding warmth and charm to several rooms including the lounge and bedrooms. The inviting living room features a multi-fuel burning stove, creating a cosy focal point for the space. The ground floor also offers a spacious dining room and a modern fitted kitchen.

Across the upper floors are three well-proportioned bedrooms, alongside a stylish bathroom. The home benefits from gas central heating throughout, ensuring comfort all year round.

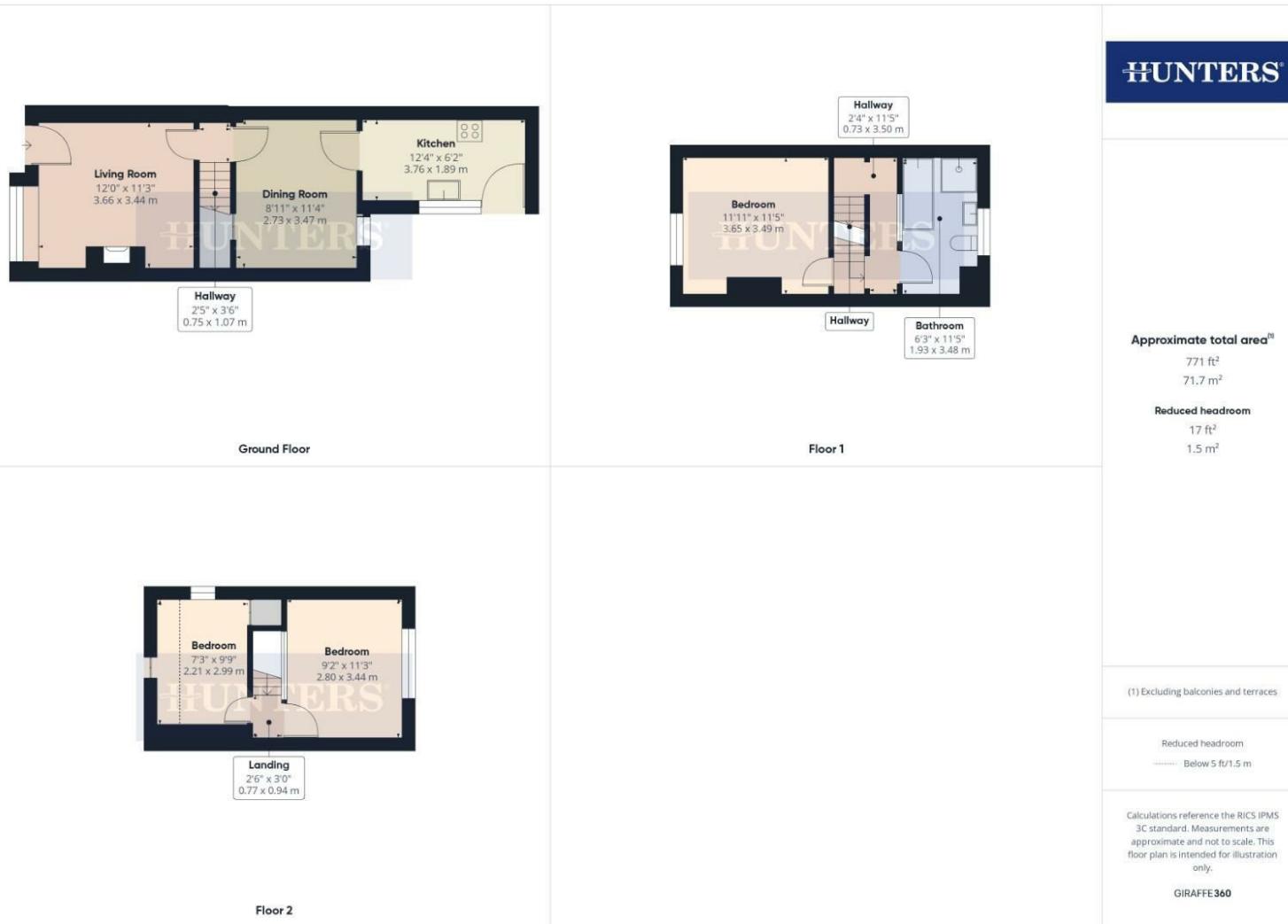
To the rear, a low-maintenance garden provides a wonderful outdoor retreat. Complete with a seating area, large shed with power supply, and space for a hot tub, it's an ideal setting for both relaxation and entertaining. There is also a coal shed at the rear for additional storage.

While there is no off-road parking, on-street parking is readily available close by. There is shared access at the rear for wheelie bins.

This delightful home combines cottage charm with modern practicality in a highly sought-after village location – an excellent opportunity not to be missed.







### Viewings

Please contact [filey@hunters.com](mailto:filey@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

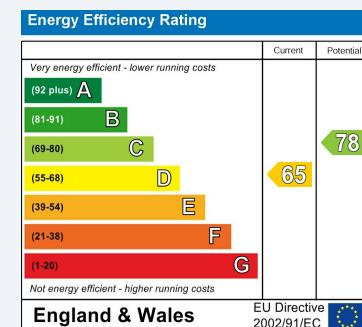
### Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

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## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



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.

**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.