

The Oval, Scarborough
Offers Over £200,000



**THREE BEDROOM DETACHED~~NEEDS COMPLETE
REFURBISHMENT~~SAME OWNERSHIP 40 YEARS~~LOUNGE - DINING
ROOM - CONSERVATORY~~ - KITCHEN + PANTRY~~BATHROOM +
WC~~DOUBLE GLAZING CENTRAL HEATING~~DRIVEWAY + DETACHED
GARAGE~~GARDENS~~NO ONWARD CHAIN.**

Porch

UPVC double glazed door to the front aspect, UPVC windows to the side aspect, door to the entrance hall.

Entrance Hall

Door to the front aspect, radiator, power points, stairs to the first floor landing.

Lounge 4.55m x 3.80m - 14'11" x 12'6"

UPVC double glazed Bay window to the front aspect, Two UPVC double glazed windows to the side, TV point, feature brick fireplace with log burning stove, radiator and power points.

Dining Room 3.50m x 3.00m - 11'6" x 9'10"

UPVC double glazed patio doors to the rear aspect giving access to the conservatory, radiator and power points.

Kitchen 3.00m x 2.80m - 9'10" x 9'2"

UPVC double glazed door to the side, UPVC double glazed window to the rear, range of wall and base units with roll top work surface, stainless steel sink and drainer, space for washing machine, space for under the counter fridge, radiator and power points.

Pantry

UPVC double glazed window to the side aspect, original cold shelf, fuse box and light

Conservatory 2.80m x 2.80m - 9'2" x 9'2"

UPVC double glazed windows to the rear and side aspects, UPVC double glazed French doors to the side giving access to the rear garden, radiator and power points.

First Floor Landing

UPVC double glazed window to the side aspect, airing cupboard, loft access with drop down ladder.

DISCLAIMER

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.

Bedroom One 3.40m x 3.35m - 11'2" x 11'0"

UPVC double glazed window to the front aspect with Sea and Castle views, UPVC double glazed window to the side radiator and power points.

Bedroom Two 4.00m x 2.80m - 13'1" x 9'2"

UPVC double glazed windows to the rear aspect, radiator and power points.

Bedroom Three 3.00m x 2.55m - 9'10" x 8'4"

UPVC double glazed window to the front aspect, with Sea and Castle views, radiator and power points.

WC

UPVC double glazed window to the side aspect, low flush WC.

Bathroom

UPVC double glazed window to the rear aspect, two piece suite comprising of bath with taps, wash hand basin, radiator.

Loft

Access via a drop down ladder, UPVC double glazed window to the front aspect with Sea and Castle views, part boarded.

Garage 5.60m x 3.55m - 18'4" x 11'8"

Brick built with up and over door, power points and light.

Rear Garden

Rear garden laid to lawn with fruit trees, patio area, outside tap

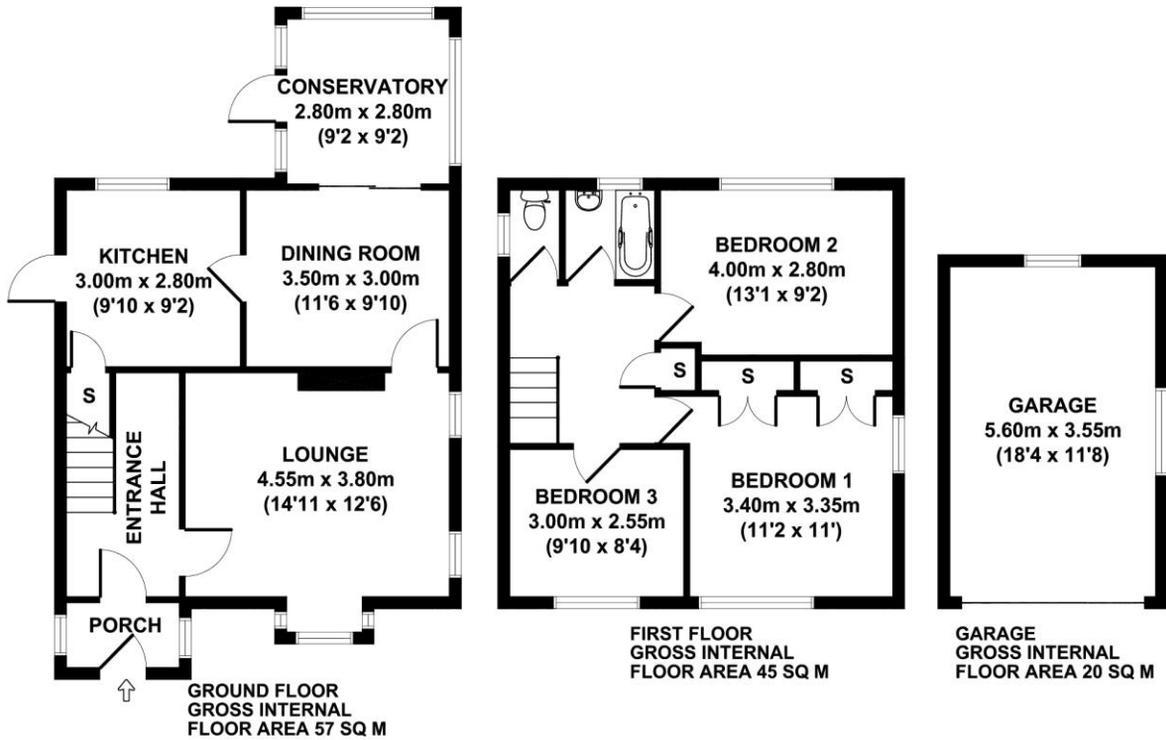
Front Garden

Block paved driveway to the front leading to the detached garage with off street parking, front garden laid to lawn with mature bush and hedge borders.

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Floor Plan



THE OVAL

APPROX. GROSS INTERNAL FLOOR AREA 122 SQ M / 1313 SQ FT

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error omission or mis-statement. These plans are for representation purposes only and should be used as such by any prospective purchaser. The services, systems and appliances listed in this specification have not been tested and no guarantee as to their operating ability or their efficiency can be given