



## 30 Whitby Road, Ormesby

£350,000 Freehold

GUIDE PRICE £350,000 - £375,000 This four bedroom detached residence in Ormesby offers a blend of comfort and contemporary living, ideal for families seeking tranquility and convenience. Sitting in a peaceful village setting, it provides a functional layout for busy family lifestyles and is close to local amenities and natural surroundings. With ample space for both privacy and shared activities, this home presents a compelling opportunity for those in search of a stunning and well-appointed residence.

Council Tax band: D

Tenure: Freehold

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### LOCATION

Nestled at Whitby Road, Ormesby, this location offers an ideal blend of tranquility and convenience. Residents can take advantage of excellent schooling options nearby, ensuring quality education for families. The area is surrounded by green spaces, providing ample opportunities for outdoor activities and strolls. Additionally, a variety of food options and essential amenities are within easy reach, making daily life effortlessly convenient. For those yearning for a seaside lifestyle, a short drive will lead you to the beach, allowing residents to enjoy the coastal charm



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## WHITBY ROAD

Upon arrival is a remarkable first impression to this detached family home, which continues to impress throughout. The brick-weave driveway provides off-road parking for all family members and visitors, whilst the garage offers additional parking or extra storage space.

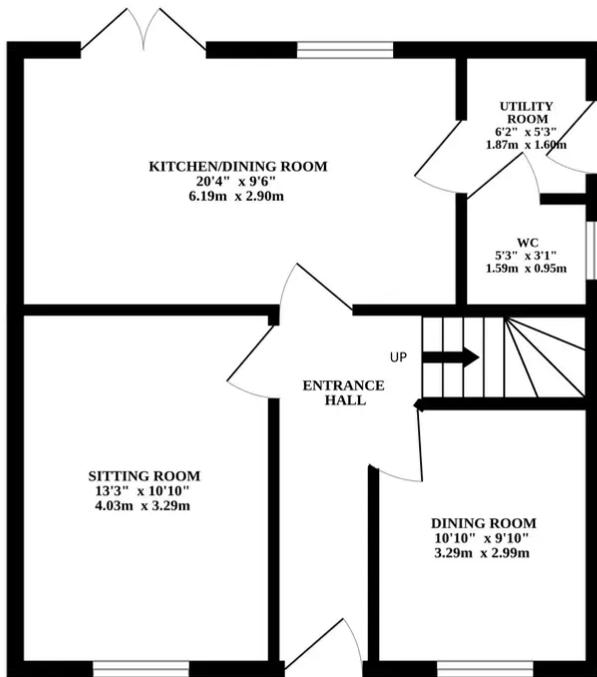
Step inside where you are instantly greeted by a bright and welcoming entrance hall, leading you from the outside world into the sanctum of the home. Positioned at the front of the property is a versatile dining room, perfect for someone looking to work from home or a playroom for larger families. The sitting room is filled with an abundance of natural light, where you can showcase your most comfortable furniture and decorative items, to unwind and relax.

At the heart of the home lies an incredible open-plan kitchen/dining room, ensuring effortless interaction when hosting occasions and the everyday family living. It is well-equipped with high quality units and integrated appliances, to enhance your cooking experience. Seamlessly transitioning over to the dining area, encouraging gatherings with loved ones. The kitchen is complemented by a convenient WC and utility room, creating additional storage space and areas for your laundry essentials.

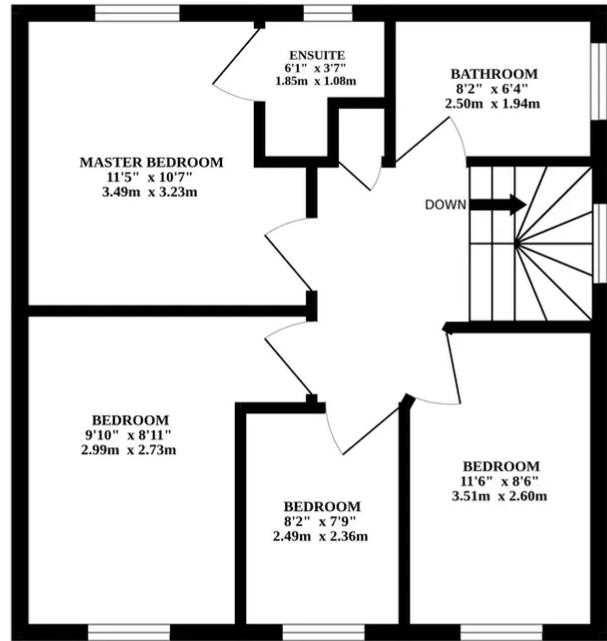
Ascend to the first floor, where you will encounter four bedrooms, meticulously designed to offer you relaxation and privacy. The master bedroom flaunts its own contemporary ensuite, adding luxury touch. The main bathroom comprises of a three piece suite,



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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