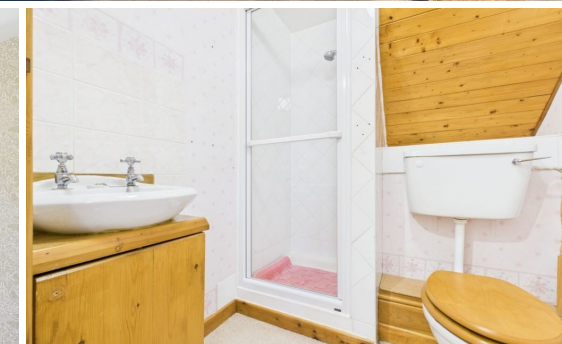




01947 601301

3A SELSTONE CRESCENT, SLEIGHTS

4 BED DETACHED BUNGALOW



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PROPERTY FEATURES

- Detached Chalet Bungalow with a Garden
- 1,250 sq ft of Accommodation over 2 Floors
- 2 Reception Rooms & Separate Kitchen
- 4 Bedrooms & 2 Bathrooms
- Electric Heating & Double-Glazing Throughout
- Gardens & Off-Street Parking
- Close to Village Amenities including Pub & Shop

Type: **DETACHED BUNGALOW**

Availability: **FOR SALE**

Bedrooms: **4**

Bathrooms: **2**

Reception Rooms: **2**

Parking: **DRIVEWAY**

Outside Space: **GARDEN**

Tenure: **FREEHOLD**

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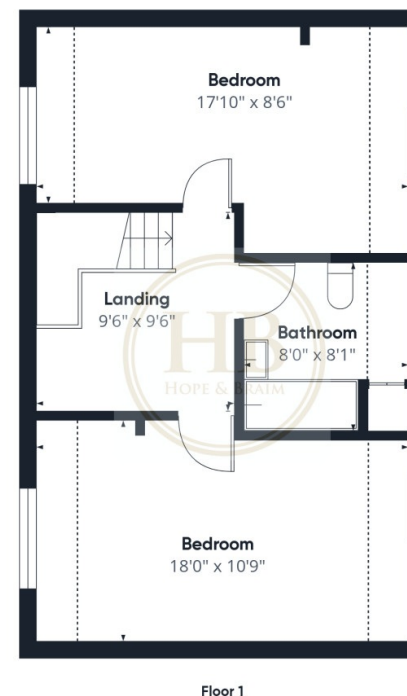
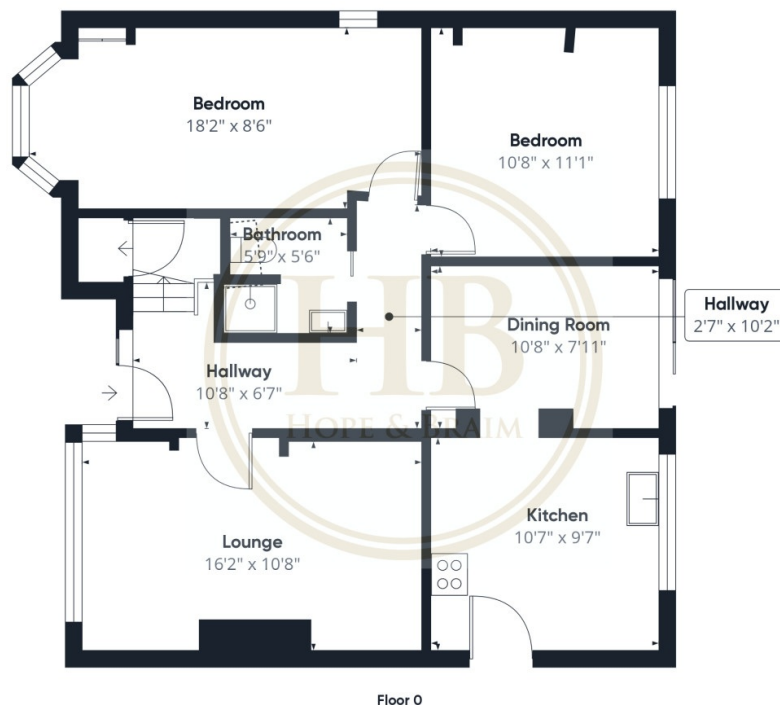
3A SELSTONE CRESCENT, SLEIGHTS- 4 bed Detached Bungalow -£265,000



Hope & Braim are delighted to present 3a Selstone Crescent in Sleights to the market. This detached chalet-style bungalow offers spacious living with gardens and parking located on a quiet cul-de-sac close to village amenities including a village shop and bus stop. The property is built from stone and has dormer windows in the roof and the accommodation has been extended by converting the former integral garage. There is a living room with a living flame gas fire and a modern surround at the front of the property, whilst to the rear is a kitchen with fitted cabinets and integrated appliances and an adjoining dining room linked by an open archway and has patio doors out to the garden. The partition wall could be removed to create a larger, modern kitchen/diner for open plan family living. The room created by converting the former garage could be used as a bedroom or another reception room. There is another downstairs bedroom and a shower room with a three-piece suite. Upstairs there is a spacious, central landing with a Velux Window and on either side are two double bedrooms with dormer windows that have rural views to the front. There is a second bathroom with a three-piece bathroom suite. The property benefits from having modern electric heating and double-glazing throughout and the decor and carpets are currently being professionally updated to create a blank canvas and a fresh, neutral feel for the new owners. New photos to follow! Outside there is a driveway for off-street parking and gardens to the front and rear with the rear garden having a patio and garden shed. There is a snicket from Selstone Crescent that cuts through to Coach Road where there is a village shop, butchers, bakers, a primary school and two churches. There is a bus stop with a regular service to Whitby, Leeds and York as well as a train station with trains to Whitby, Middlesbrough & Pickering. Other amenities include a GP Surgery, two pubs, and a fish restaurant.



3A SELSTONE CRESCENT, SLEIGHTS- 4 bed Detached Bungalow -£265,000



Approximate total area⁽¹⁾
1249.69 ft²
Reduced headroom
86.11 ft²

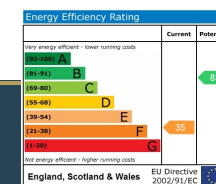
(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



Disclaimer: This brochure and property details are a representation of the property offered for sale or rent, as a guide only.

No fixtures or fittings, heating system or appliances have been tested, nor are they warranted by Hope & Braim or any staff member in any way as being functional or regulation compliant.

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We advise all interested parties to check with the local planning office for details of any application or decisions that may be consequential to your decision to purchase or rent any property.

Any floor plans provided should be used for illustrative purposes only and should be used as such by any interested party.

