



01947 601301

47 UPGANG LANE, WHITBY

5 BED DETACHED HOUSE



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PROPERTY FEATURES

- Detached 4 Bed House with a Separate 1 Bed Holiday Let
- Open Plan Living with Feature Fireplace & Log Burner
- Stunning Kitchen with High Gloss Cabinets & Quartz Worktops
- Utility Room & Downstairs WC
- Gas Central Heating & Double-Glazing Throughout
- South-Facing Tiled Patio ideal for Outdoor Entertaining
- Lawned Front Garden & Off-Street Parking

Type: **DETACHED HOUSE**

Availability: **FOR SALE**

Bedrooms: **5**

Bathrooms: **2**

Reception Rooms: **2**

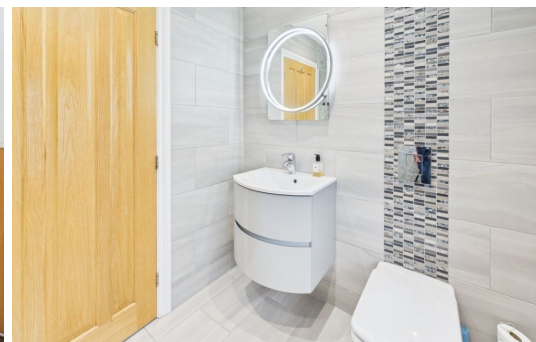
Parking: **DRIVEWAY**

Outside Space: **GARDEN, PATIO**

Tenure: **FREEHOLD**

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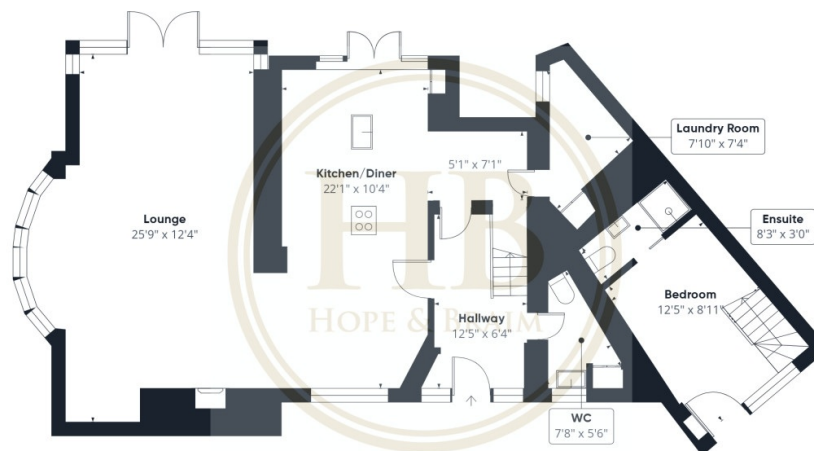
47 UPGANG LANE, WHITBY- 5 bed Detached House -£550,000



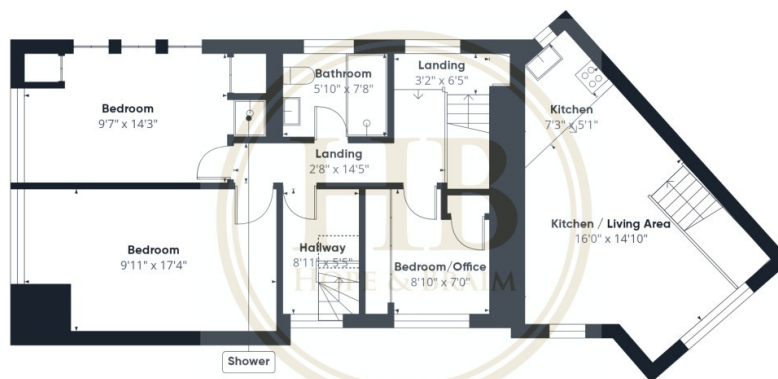
Located in the sought-after Westcliff area of Whitby, this impressive, detached residence offers exceptional versatility and charm. The property comprises a substantial main house alongside an adjoining, successful holiday let. The heart of the home is a magnificent open-plan living space, where a striking feature fireplace with log burner creates an inviting focal point for family gatherings. The stunning kitchen is appointed with high gloss cabinets and luxurious quartz worktops, providing both style and practicality for modern living. Complementing this is a useful utility room and convenient downstairs WC. Accommodation extends across five well-proportioned bedrooms and two bathrooms when including the annexe, offering flexible living arrangements ideal for multi-generational families or those seeking rental income. Gas central heating with underfloor heating in the kitchen, entrance hall, and bathroom, plus double-glazing throughout ensure year-round comfort and efficiency. Externally, the property truly excels. A south-facing tiled patio provides the perfect setting for alfresco dining and outdoor entertaining, bathing in natural light throughout the day. The lawned front garden adds kerb appeal, whilst off-street parking provides practical convenience. The separate holiday let presents a wonderful opportunity, whether you wish to continue its successful holiday let operation, use as a guest suite for visiting family, or become part of the larger home. Its proven track record as "Copper Coins" demonstrates strong rental potential in this popular coastal location. The accommodation comprises a bedroom with en-suite downstairs and open plan living room/kitchen upstairs and comes fully furnished. This exceptional property combines spacious family living with genuine income-generating possibilities, all within Whitby's desirable Westcliff with the beach and the towns many attractions on your doorstep.



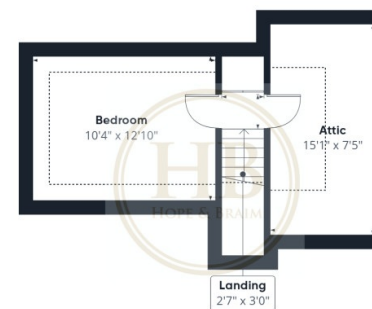
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Floor 0



Floor 1



Floor 2

Approximate total area⁽¹⁾

1971 ft²

Reduced headroom

132 ft²

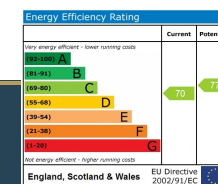
(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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

Brochure content must not be relied upon as fact and does not form any part of a contract. Measurements are approximate.

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.

