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39 Hackness Road, Scarborough

Offers Over £575,000



39 Hackness Road

Scarborough, Scarborough

- STUNNING OPEN PLAN BREAKFAST KITCHEN/DINER
- SOUGHT AFTER LOCATION WITHIN NEWBY
- AMPLE OFF-STREET PARKING WITH DOUBLE GARAGE
- GENEROUS SOUTH FACING PRIVATE REAR GARDEN
- THREE BEDROOMS WITH EN-SUITE TO THE MASTER
- WELL PRESENTED, CHARACTERFUL DETACHED HOUSE

This IMPOSING, DETACHED HOUSE of INDIVIDUAL DESIGN which is offered to the market in EXCELLENT DECORATIVE ORDER having been RECONFIGURED on the ground floor with a MODERN OPEN PLAN BREAKFAST KITCHEN/DINER and is well located on a popular tree lined road within the NEWBY AREA of Scarborough. The property is set on a GENEROUS PLOT with SUBSTANTIAL GRAVELLED DRIVEWAY/FRONTAGE leading to a DETACHED DOUBLE GARAGE, at the rear is a GENEROUS, SOUTH FACING PRIVATE LAWNED GARDEN.

The ground floor has been reconfigured to provide spacious modern living arrangements and comprises of a covered porch entrance, a sizeable entrance hall with built in cloaks cupboard and separate ground floor wc. From the hall lies a door to a generous lounge which has double doors out to the rear garden and again from the hall lies a further door into the stunning breakfast kitchen/diner which is complete with a modern kitchen and centre island. To the first floor are three double bedrooms, one of which benefits from an en-suite shower room and fitted wardrobes. There is also a generous landing with built in cupboards, a spacious house bathroom with four piece suite plus a home office/study.

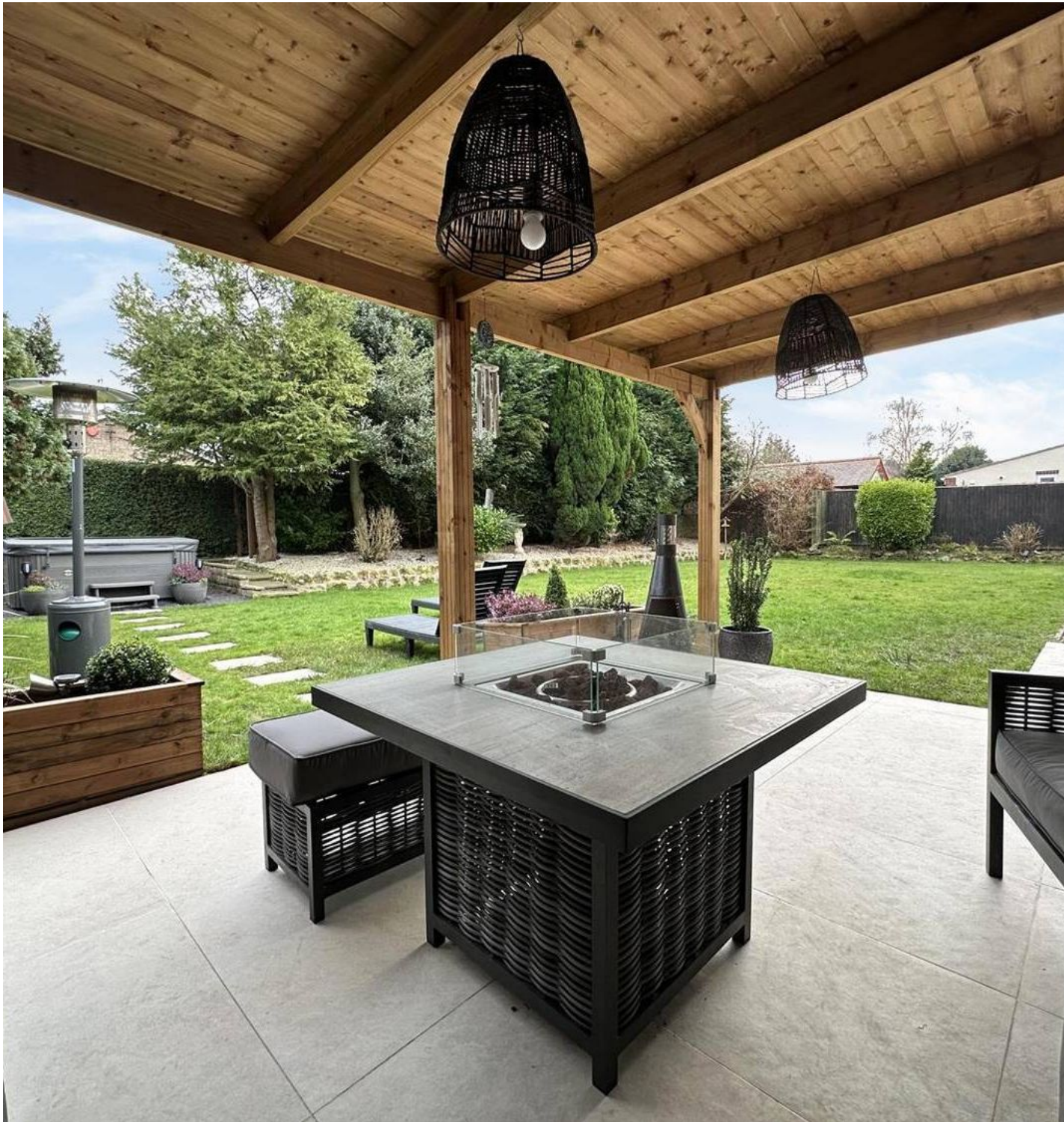
Being located within the sought after Newby area of Scarborough the house offers excellent access to a wide range of amenities including 'Proudfoots' supermarket, a 24 hr garage, library, public house/restaurant, tea rooms, popular junior and secondary schools as well as being on a regular bus route into town. There is also excellent walks nearby along Scalby beck or up into Raincliffe woods making the property ideal for families.

Internal viewing highly recommended to fully appreciate the space, finish and setting on offer from this unique, characterful home. Properties of this nature, within this location seldom stay on the market for long. If you wish to book a viewing please contact CPH today on or visit our website www.cphproperty.co.uk.

Council Tax band: TBD

EPC Energy Efficiency Rating: D





ACCOMMODATION

GROUND FLOOR

Covered Porch

Entrance Hall

Dimensions: 4.0m max x 2.9m max (13'1" max x 9'6" max).

Downstairs WC

Dimensions: 1.9m x 1.6m (6'2" x 5'2").

Cloak Room

Dimensions: 1.6m x 1.3m (5'2" x 4'3").

Lounge

Dimensions: 6.1m max x 3.6m max (20'0" max x 11'9" max).

Open Plan Breakfast Kitchen/Diner

Dimensions: 7.4m max x 6.4m max (24'3" max x 20'11" max).

FIRST FLOOR

Landing

Master Bedroom

Dimensions: 3.9m x 3.6m (12'9" x 11'9").

En-suite to the Master Bedroom

Dimensions: 3.6m x 1.2m (11'9" x 3'11").

Bedroom Two

Dimensions: 5.1m max x 3.6m (16'8" max x 11'9").

Bedroom Three

Dimensions: 3.8m max x 3.3m (12'5" max x 10'9").

House Bathroom

Dimensions: 4.1m max x 1.9m max (13'5" max x 6'2" max).

Office/Study

Dimensions: 2.7m x 1.7m (8'10" x 5'6").







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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Interested?

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