



Horseshoe Drive, Bridlington, , YO15 1EN

Asking Price £250,000

**HUNTERS**<sup>®</sup>  
EXCLUSIVE



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Are you looking for a Cliff Top Retreat?

Nestled in the serene village of Sewerby, this three bedroom semi-detached bungalow presents an exceptional opportunity for coastal living enthusiasts.

Positioned majestically atop the cliffs, this residence commands breathtaking sea views, providing a tranquil backdrop to everyday life.

Upon arrival, you're greeted by off-road parking and a garage, complemented by a charming front garden. Stepping into the spacious entrance porch, you're welcomed into an expansive hallway, setting the tone for the generous living spaces within.

A front conservatory beckons, offering panoramic vistas of the sea. The living room is bathed in natural light, courtesy of a large bay window, creating a bright and inviting atmosphere.

While the kitchen/diner awaits a personal touch, its size and layout present boundless opportunities for culinary creativity. Complete with a walk-in pantry, it's a space ripe for transformation into something truly spectacular.

The master bedroom, boasting ample proportions and fitted wardrobes, leads seamlessly to a rear conservatory, flooding the space with natural light. An ensuite with a bath adds a touch of luxury to this retreat.

The second bedroom, also generously sized, ensures comfort and convenience, while the third bedroom offers versatility as a single room or home office.

The family bathroom features a walk-in shower, catering to modern lifestyle needs.

Step into the well-appointed sunroom at the rear, offering serene views of the private garden, a harmonious blend of lawn and paving stones. Beyond lies the garage, completing the picture of convenience and functionality.

Please note this property is non traditional build comprising of a partial timber frame construction and asbestos clad.

While some updates may be desired to modernize the interior, the potential to create a bespoke coastal haven is unparalleled.

Viewings are a must, book today!





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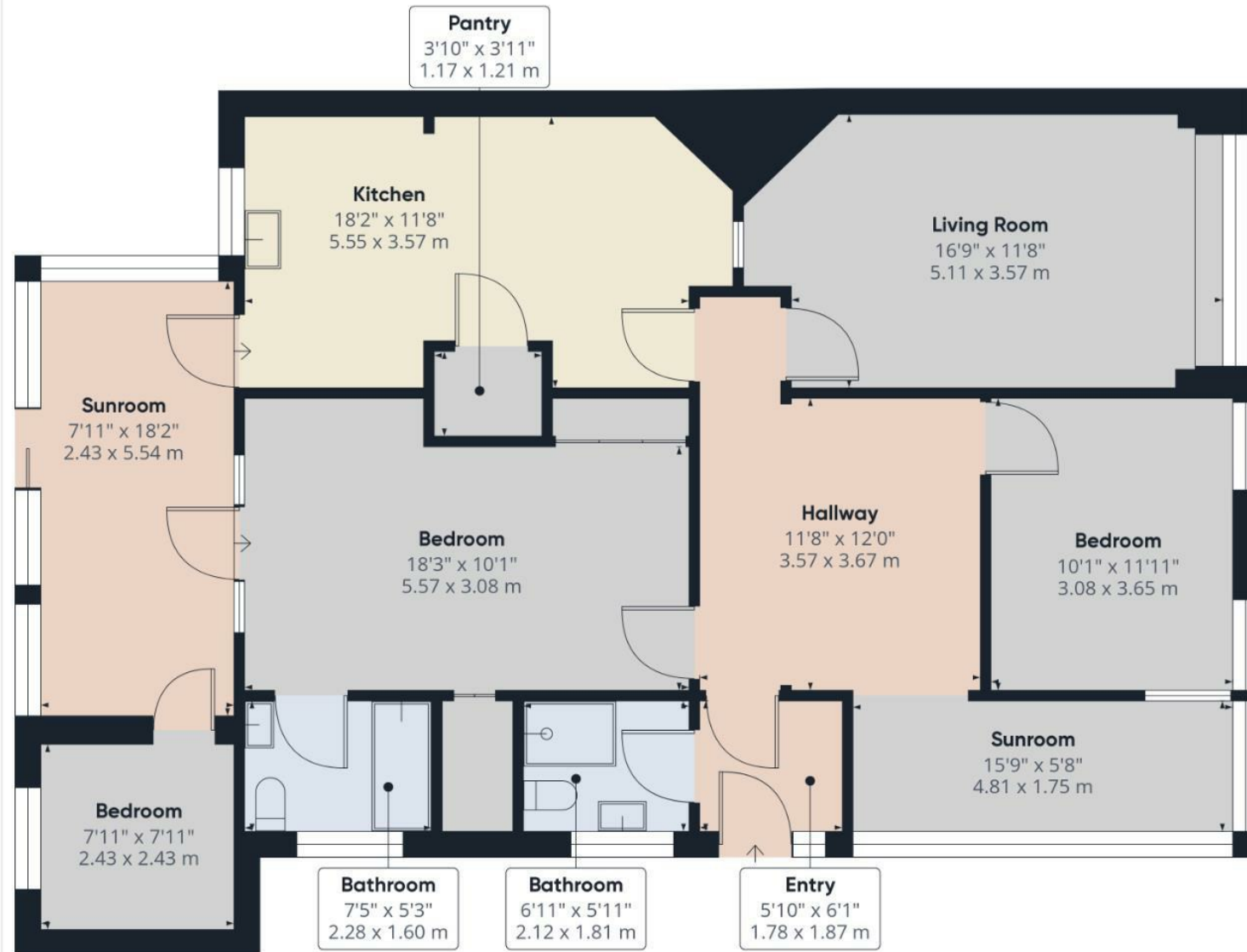


Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			<b>80</b>
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>67</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

**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.

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**Approximate total area<sup>(1)</sup>**1343.34 ft<sup>2</sup>124.8 m<sup>2</sup>

(1) Excluding balconies and terraces

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.

GIRAFFE 360

**Viewing Arrangements**

Strictly by prior appointment only through the agent Hunters  
01262 674252 | Website: [www.hunters.com](http://www.hunters.com)

