



Inglebys

Estate Agents



6 High Street

Loftus, TS13 4HW

£295,000



Nestled in the charming High Street of Loftus, Saltburn-By-The-Sea, this spacious property is a true gem waiting to be discovered. Boasting a generous 243 square meters of floor space spread across 36 rooms set over 3 floors, this property offers ample room for all your needs and desires. The prime location ensures easy access to local amenities and a vibrant community atmosphere.

Possible business opportunity to convert the property into a bed and breakfast.



Tenure: Freehold

EPC Rating: D

Entrance Vestibule

Hallway 12'1" x 10'3" (3.70 x 3.14)

Lounge

4.53 x 4.30

Dining Room

3.60 x 4.30

Kitchen 12'4" x 9'9" (3.76 x 2.99)

Downstairs WC 5'5" x 5'2" (1.66 x 1.60)

Utility Room

Staff Room 9'10" x 7'10" (3 x 2.40)

Office 9'10" x 7'10" (3.00 x 2.40)

Bedroom 6'11" x 9'2" (2.12 x 2.80)

Bedroom 12'3" x 10'5" (3.75 x 3.19)

1st Floor

Bedroom 12'1" x 8'0" (3.70 x 2.45)

Bedroom 9'6" x 11'0" (2.90 x 3.37)

Bedroom 24'0" x 8'2" (7.33 x 2.50)

Bathroom/WC 13'12'6" x 4'9" (4.001 x 1.45)

Separate WC 8'5" x 3'11" (2.57 x 1.2)

Bedroom 15'3" x 10'6" (4.65 x 3.22)

Bedroom 13'1" x 8'2" (4.00 x 2.51)

Kitchen

Bathroom

2nd Floor

Bedroom 12'1" x 13'8" (3.70 x 4.18)

Shower Room 5'9" x 4'9" (1.76 x 1.47)

Bedroom 12'4" x 11'5" (3.78 x 3.50)

Externally

Gardens to both the front and rear.

Disclaimer

Please note that all measurements contained in these particulars are for guidance purposes only and should not be relied upon for ordering carpets, furniture, etc. Anyone requiring more accurate measurements may do so by arrangement with our office.

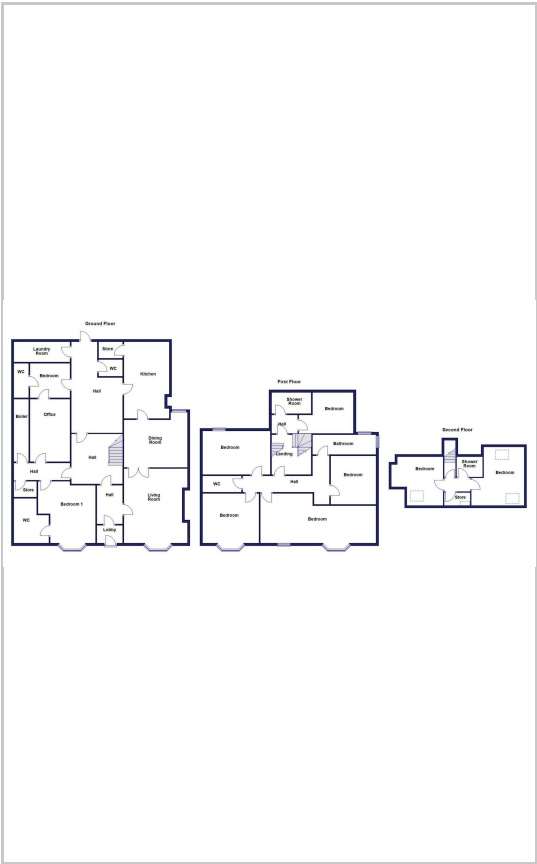
Our description of any appliances and / or services (including any central heating system, alarm systems, etc.) should not be taken as any guarantee that these are in working order. The buyer is therefore advised to obtain verification from their solicitor, surveyor or other qualified persons to check the appliances / services before entering into any commitment.

The tenure details and information supplied within the marketing descriptions above are supplied to us by the vendors. This information should not be relied upon for legal purposes and should be verified by a competent / qualified person prior to entering into any commitment.

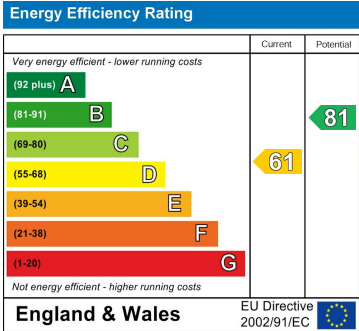
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.