



Inglebys

Estate Agents



4 Marske Road

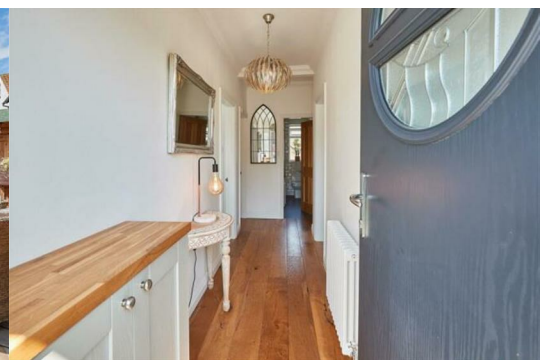
Saltburn-By-The-Sea, TS12 1PZ

£299,995



Presented to the highest of standards throughout is this extended, two storey, three bedroom bungalow, located close to the town centre in Saltburn by the Sea. Within a short walking distance to Saltburn's award winning beach and a selection of Saltburn's independent shops, bars and restaurants.

Currently utilised as a successful holiday let, generating in excess of £38,000 per annum. Complete with high quality fixtures and fittings, modern, neutral decor, two bathrooms and a separate snug area.



Tenure: Freehold.

Council Tax Band: TBC

EPC Rating: D

Entrance Hallway 14'11" x 4'0" (4.56 x 1.22)

Entrance via a partially glazed door.
Solid oak flooring.
Column radiator.

Bedroom One 13'7" x 10'4" (4.15 x 3.15)

Double glazed bay window to the front aspect.
Traditionally styled fireplace with gloss surround and hearth.
TV point.
Radiator.

Bedroom Two 13'8" x 9'8" (4.17 x 2.96)

Double glazed bay window to the front aspect.
Radiator.

Family Bathroom 8'11" x 4'9" (2.72 x 1.46)

Double glazed, frosted window to the rear aspect.
A modern, three piece bathroom suite comprising of a low level WC, pedestal wash basin and a panelled bath with shower over.
Wall mounted stainless steel heated towel rail.
White tiled walls.
Wood effect vinyl flooring.

Dressing Room 11'7" x 8'4" (3.54 x 2.55)

Double glazed window to the rear aspect.
Radiator.

Snug 18'4" x 13'8" (5.60 x 4.19)

Large, double glazed window to the side aspect.
TV point.
Wall mounted, vertical radiator.
Solid oak flooring.
Staircase rising to the first floor.
Open-plan to the Kitchen/Dining room

Kitchen/Dining Room 14'5" x 17'0", reducing to 12'5" (4.4 x 5.2, reducing to 3.8)

The perfect family room with plenty of space for entertaining, extended to the rear and with a lantern roof, allowing in plenty of natural light.
Double glazed window to the side aspect.
A range of fitted wall and base units, in an attractive 'country cream' finish, with oak roll top work surfaces.
An electric oven with matching electric, four burner hob.
Patio doors opening to the rear garden.

First Floor Landing 12'10" x 3'10" (3.93 x 1.18)

A selection of storage cupboards and clothes rails.
Door leading to the first floor bedroom and en suite.

First Floor Bedroom 9'0" x 13'1" reducing to 5'10" (2.76 x 4.0 reducing to 1.8)

Velux window.
Under-eaves storage cupboard.
Radiator.

En Suite 6'9" x 5'2" (2.06 x 1.58)

A modern, three piece suite comprising of a low level WC, pedestal wash basin and a glass shower cubicle.
Wall mounted stainless steel heated towel rail.

Externally

The low maintenance, North facing rear garden is the perfect sun trap for summer evenings, complete with flag stoned patio area, lawned garden wood-built summerhouse and a pathway leading up to the front of the property.

The well presented front garden is split level, with steps leading up to the front of the property.

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.

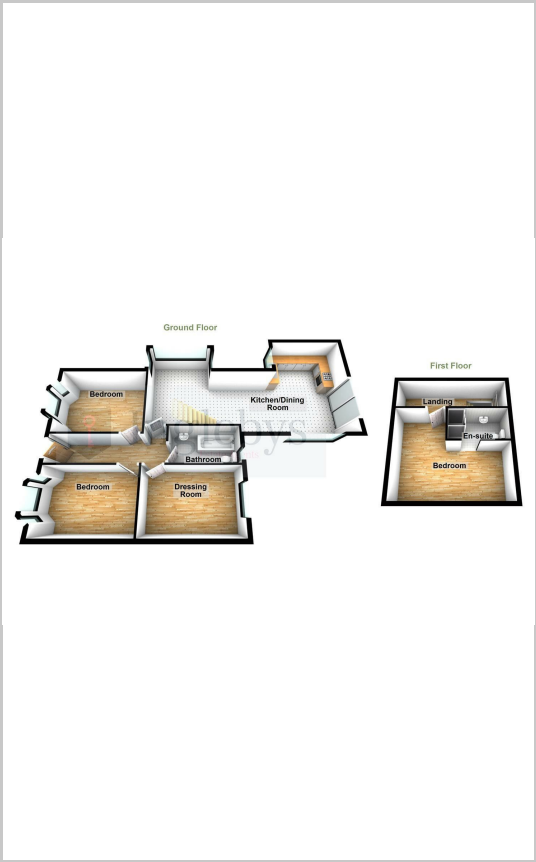
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Area Map



Floor Plans



Energy Efficiency Graph

