

21 St. Marys Crescent, Whitby, YO22 4ER

Guide Price £350,000

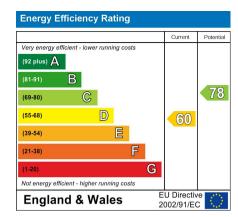


- Fabulous InvestmentOpportunity
- Could Easily Be Adapted Back
 Into A Lovely Family Home
- Opportunity Not To Be Missed
- EPC D60

- Currently Split Into Two Individual Properties
- Within Walking Distance Of Whitby Town
- Council Tax Band B

THE PROPERTY

INVESTMENT OPPORTUNITY! CURRENTLY SPLIT INTO TWO INDIVIDUAL PROPERTIES! Nestled in the charming St. Marys Crescent, this delightful 5 bed house presents a fabulous investment opportunity for discerning buyers. Currently configured as two individual properties operating as successful holiday lets but could easily be configured into one with its versatile layout. The property could also be adapted back into a lovely family home, making it an ideal choice for those seeking a comfortable living space in a picturesque setting. Situated within walking distance to the beautiful fishing town of Whitby, residents will relish the convenience of local amenities, quaint shops, and the stunning coastline. The superb views of Whitby from the property further enhance its appeal, offering a picturesque backdrop that changes with the seasons. This house is not just a property; it is a canvas for your imagination, ready to be transformed into a home that reflects your personal style. With its prime location and potential for adaptation, this is an opportunity not to be missed. Embrace the charm of Whitby and make this house your own. An internal viewing is strongly recommended.



Ground Floor 538 sq.ft. (49.9 sq.m.) approx 1st Floor 430 sq.ft. (40.0 sq.m.) approx 2nd Floor 230 sq.ft. (21.4 sq.m.) approx Landing Bedroom 1 11'5" x 9'8" 3.49m x 2.95m Living Room TOTAL FLOOR AREA: 1198 sq.ft. (111.3 sq.m.) approx. Whilst every ultering has been made to ensure the eccuracy of the floorpian contained here, measurement of dones, welcolors, comes and any other items are appointed entol for exposibility 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. Ander with Methods, 62025

ACCOMMODATION

Living Room

Self Contained Bedsit 19'1" x 17'4"

Shower Room

8'0" x 4'3"

Kitchen

8'5" x 7'9"

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Bathroom

9'5" x 5'11"

First Floor Landing

Bedroom 1

11'5" x 9'8"

Bedroom 2

11'11" x 10'3"

Lounge

9'3" x 7'1"

Bedroom 3

17'4" x 13'3"

En Suite Bathroom

Living Room

14'11" x 9'6"

Kitchen/Dining Room

First Floor Landing

Bedrrom 1

10'0" x 9'6"

En Suite Shower Room

Bedroom 2

15'9" x 9'6"

En Suite Shower Room

4'11" x 4'2"