



28 Belvedere Parade, Bridlington, YO15 3LX

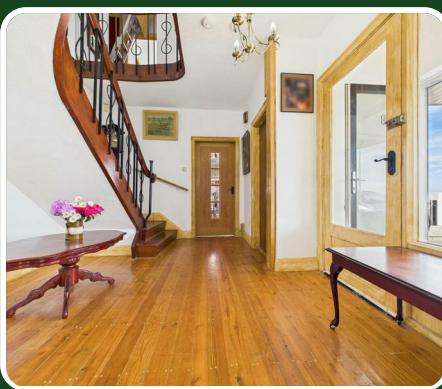
Price Guide £610,000



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Welcome to the highly esteemed Belvedere Parade, this remarkable detached house offers an exceptional opportunity to enjoy coastal living at its finest with stunning views over Bridlington's south bay.

The residence boasts four generously sized bedrooms, providing ample space for family and guests. The two reception rooms and modern kitchen/diner are perfect for entertaining or relaxing.

The property features a well-appointed bathroom and a good-sized rear garden, ideal for outdoor activities or simply enjoying the fresh sea air. The balcony offers a perfect vantage point to take in the breathtaking views of the south bay, making it an ideal spot for morning coffee or evening relaxation. One of the standout features of this home is the installation of solar panels, a fantastic eco-friendly addition that not only benefits the environment but also helps in reducing your energy bills, making it a cost-effective choice for the environmentally conscious buyer.

Parking is a breeze with ample private parking ensuring convenience for both residents and visitors. This bungalow not only provides comfort and style but also the luxury of coastal living in a sought-after location.

Residents will appreciate the close proximity to the Belvedere golf club, harbour, Bridlington Spa, and the town centre, offering a variety of shops, restaurants, and leisure activities.

In summary, this property is a rare gem in Bridlington, combining spacious living with stunning views and ample parking.

It is perfect for those seeking a tranquil retreat by the sea while being close to local amenities.

Entrance:

Double composite doors into inner lobby, tiled floor. Door into a spacious inner hall, stripped floor boards and central heating radiator.

Wc:

5'10" x 4'4" (1.78m x 1.34m)

Wc, wash hand basin, part wall tiled, floor tiled, upvc double glazed window and central heating radiator.

Lounge:

23'6" x 11'10" (7.18m x 3.61m)

A spacious double aspect room, with stunning views of the south bay, electric fire with wood surround, and stripped floor boards. Two safes, upvc double glazed bay window, central heating radiator and upvc double glazed french doors onto the garden.

Dining room:

13'8" x 10'10" (4.19m x 3.32m)

A rear facing room, stripped floorboards, two upvc double glazed windows and central heating radiator.

Kitchen/diner:

22'0" x 10'10" (6.71m x 3.32m)

Fitted with a range of modern base and wall units, stainless steel sink unit, granite worktops, electric double oven and hob with extractor over. Integrated dishwasher, floor tiled, two upvc double glazed windows with stunning views of the south bay and central heating radiator.

Utility:

10'8" x 5'11" (3.27m x 1.82m)

Stainless steel sink unit, plumbing for washing machine, gas boiler, electric boiler, full wall tiled, floor tiled, upvc double glazed window, central heating radiator and upvc double glazed door onto the garden.

Side porch:

9'2" x 3'1" (2.81m x 0.94m)

Upvc double glazed door to the front elevation and courtesy door into the garage.

First floor:

Galleried landing, built in storage cupboards one housing hot water store, stripped floor boards, access to the loft space, central heating radiator and upvc double glazed bi-folding doors onto the outer balcony.

Outer balcony:

Glass balustrades and stunning sea views of the south bay.

Bedroom:

22'5" x 12'4" (6.84m x 3.76m)

A spacious double aspect room, built in wardrobes with wash hand basin, stripped floorboards, three upvc double glazed windows and two central heating radiators.

Wc:

5'9" x 4'3" (1.76m x 1.31m)

Wc, wash hand basin, part wall tiled, floor tiled, upvc double glazed window and central heating radiator.

Bedroom:

10'9" x 9'2" (3.30m x 2.80m)

A front facing double room with stunning views of the south bay, stripped floorboards, upvc double glazed window and central heating radiator.

Bathroom:

9'0" x 5'5" (2.75m x 1.67m)

Comprises a modern suite, jacuzzi bath, wash hand basin with vanity unit, full wall tiled, floor tiled, extractor, upvc double glazed window and central heating radiator.

Bedroom:

13'10" x 10'11" (4.22m x 3.33m)

A rear facing double room, built in wardrobe, stripped floorboards, upvc double glazed window and central heating radiator.

Bedroom:

A rear facing double room, stripped floorboards, two upvc double glazed windows and central heating radiator.

Exterior:

To the front of the property and side of the property is ample private parking.

Garden:

To the rear of the property is a large walled garden. Paved patio to lawn, borders of shrubs and bushes. A green house and upvc summer house.

Garage/workshop:

29'9" x 8'11" (9.08m x 2.72m)

Electric roller door, power and lighting.

Notes:

Council tax band: G

Purchase procedure

On acceptance of any offer in order to comply with current Money Laundering Regulations we will need to see both ID and proof of funds before we can progress with the sale and send the memorandum of sale.

General Notes:

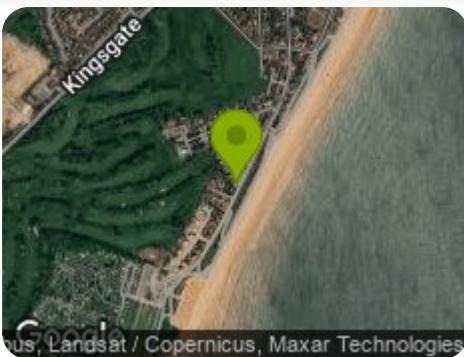
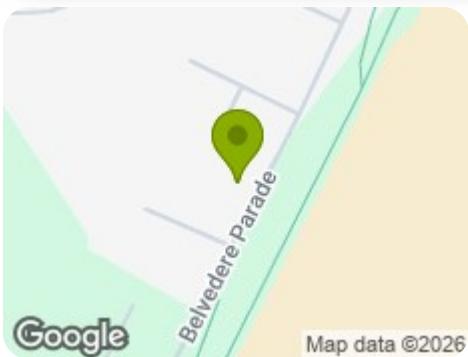
All measurements are approximate and are not intended for carpet dimensions etc. Nicholas Belt (Estate Agency) Ltd have not tested any gas or electrical heating systems, individual heaters, appliances, showers, glazed units, alarms etc. Therefore purchasers should satisfy themselves that any such item is in working order by means of a survey, inspection etc before entering into any legal commitment. PURCHASE PROCEDURE: If after viewing the above property you wish to purchase please contact our office where the staff will be pleased to answer any queries and record your interest. This should be done before contacting any Building Society, Bank, Solicitor or Surveyor. Any delay may result in the property being sold to another interested party and valuation fees and legal expenses are then incurred unnecessarily.



Road Map

Hybrid Map

Terrain Map



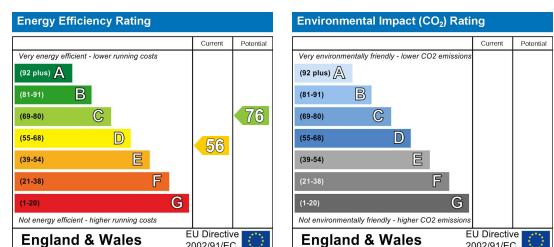
Floor Plan



Viewing

Please contact our Nicholas Belt Office on 01262 672253 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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