



41 Hermitage Road, Bridlington, YO16 4HF

Price Guide £169,950



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Welcome to Hermitage Road in the coastal town of Bridlington, this semi-detached house presents an excellent opportunity for first-time buyers or families seeking a welcoming home.

The property comprises three well-proportioned bedrooms, kitchen, two inviting reception rooms and a well-appointed bathroom.

One of the standout features is the private parking, along with a garage for additional storage or secure parking. This is a rare find in this location.

Situated close to Bridlington's old town with a mix of local shops, galleries, restaurants, and curio shops. This area is perfect for those who appreciate the charm of a community with character and history.

With no ongoing chain, this property is ready for you to move in and make it your own.

Don't miss the chance to make this lovely property your new home.

Entrance:

Upvc double doors into outer porch. Upvc double glazed door into a spacious inner hall, stained glass window, understairs storage cupboard and central heating radiator.

Lounge:

13'5" x 11'5" (4.09m x 3.50m)

A front facing room, fireplace with marble inset and wood surround. Upvc double glazed bay window and central heating radiator.

Kitchen/diner:

16'11" x 11'3" (5.18m x 3.43m)

Fitted with a range of base and wall units, stainless steel one and a half sink unit, electric oven, gas hob with extractor

over. Under cupboard lighting, part wall tiled, plumbing for washing machine, upvc double glazed window and central heating radiator. Inset fireplace, upvc double glazed door onto the garden and upvc double glazed patio doors onto the garden.

First floor:

Pull down ladder to partially boarded loft.

Bedroom:

13'7" x 11'6" (4.15m x 3.52m)

A front facing double room, upvc double glazed window and central heating radiator.

Bedroom:

11'6" x 7'7" (3.51m x 2.32m)

A rear facing double room, built in wardrobes and cupboards. Upvc double glazed window and central heating radiator.

Bedroom:

8'0" x 7'3" (2.46m x 2.23m)

A rear facing single room, upvc double glazed window and central heating radiator.

Bathroom:

5'5" x 5'3" (1.67m x 1.61m)

Comprises bath with shower attachment, wash hand basin with vanity unit, full wall tiled, extractor, upvc double glazed window and central heating radiator.

Wc:

4'5" x 2'9" (1.37m x 0.86m)

Wc, part wall tiled and upvc double glazed window.

Exterior:

To the front of the property is a walled garden.
To the side elevation is a private driveway for parking leading to the garage.

Garden:

To the rear of the property is a fenced garden, paved patio to lawn with borders of shrubs and bushes.

Garage:

18'5" x 11'4" (5.62m x 3.46m)

Up and over door, power and lighting.

Notes:

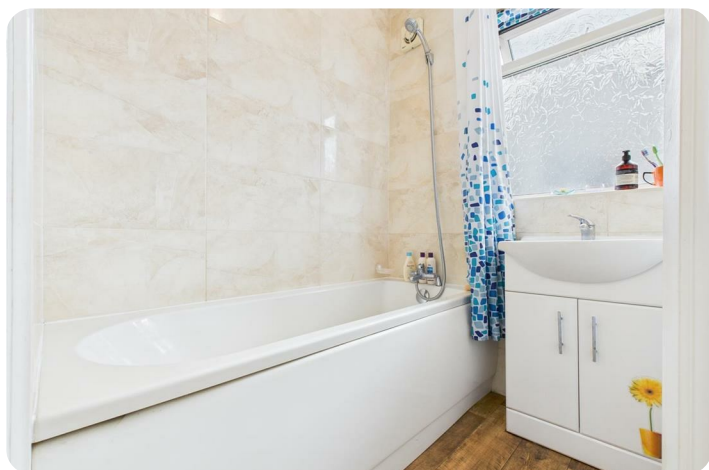
Council tax band B

Purchase procedure

On acceptance of any offer in order to comply with current Money Laundering Regulations we will need to see both I.D 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



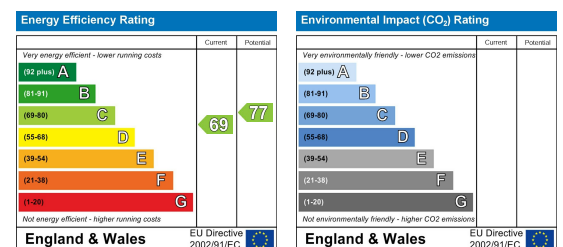
Floor Plan



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



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.



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