



colin ellis



West Park Avenue,
Scarborough, YO12 6HH

Guide Price £190,000

An excellent opportunity to purchase this refurbished three bedroom semi detached home, offering beautifully presented accommodation.

The property has undergone an extensive programme of refurbishment, including a brand new fitted kitchen, modern bathroom, new boiler and updated electrics, making it an ideal choice for buyers looking for a home ready to move straight into.

Further benefits include off-road parking, gardens and the advantage of being offered to the market with no onward chain.

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PROPERTY DESCRIPTION

This beautifully refurbished three bedroom semi detached home offers stylish, modern living accommodation. Having undergone an extensive programme of improvements, the property is ready for its new owners to move straight in and enjoy.

Upon entering the property, a welcoming entrance provides access to the ground floor accommodation. The spacious living room benefits from a large bay window, allowing plenty of natural light to fill the room, while the fresh neutral décor and newly finished interiors create a bright and inviting living space. The newly fitted kitchen features a range of contemporary shaker-style wall and base units, complemented by attractive work surfaces and stylish herringbone-effect flooring. Integrated appliances, including an oven, microwave and gas hob, complete this modern and practical space, which also benefits from access to the outside.

To the first floor, the landing provides access to three bedrooms and the family bathroom. The bedrooms offer versatile accommodation, ideal for families, first time buyers or those requiring additional space for a home office. The newly installed bathroom has been finished to a contemporary standard, featuring a modern white suite, bath with overhead shower and glass screen, stylish marble-effect wall panels and a vanity wash basin.

Externally, the property benefits from garden areas offering excellent potential for landscaping and personalisation, together with off-road parking.

Further improvements include the installation of a new boiler and updated electrics, providing additional peace of mind for prospective purchasers.

Offering a fantastic combination of modern interiors, practical accommodation and significant recent improvements, this property would make an ideal purchase for a variety of buyers. Offered for sale with no onward chain, early viewing is highly recommended to fully appreciate the quality of accommodation on offer.

LIVING ROOM
3.24 x 4.87 (10'7" x 15'11")

KITCHEN
3.89 x 2.97 (12'9" x 9'8")

BEDROOM
3.54 x 3.05 (11'7" x 10'0")

BEDROOM
3.00 x 3.03 (9'10" x 9'11")

BEDROOM
2.55 x 1.77 (8'4" x 5'9")

BATHROOM
1.68 x 1.69 (5'6" x 5'6")







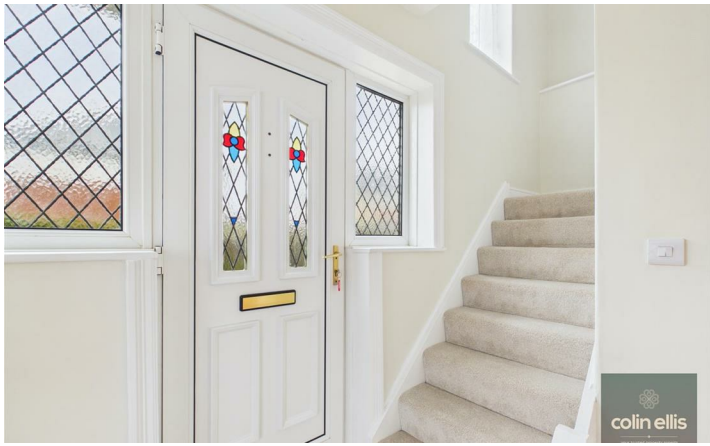








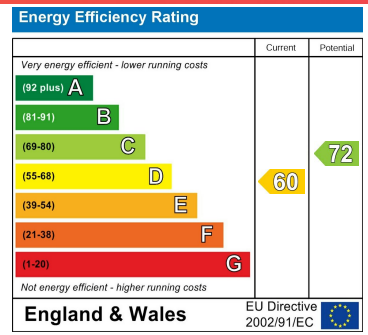






West Park Avenue - 18862798
Council Tax Band - B
Tenure - Freehold

DISCLAIMER: The agent has not tested any apparatus, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their own solicitor or surveyor. Occasionally a wide angle lens may be used. This property was inspected by COLIN ELLIS PROPERTY SERVICES. We always try to make our sales particulars accurate and reliable, but if there is any point which is of particular importance to you, especially if you are considering travelling some distance to view the property, please do not hesitate to contact this office, we will be pleased to check the information for you. Council Tax Band ratings have been provided by DirectGov.



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