



01947 601301



PELICAN, STAITHES

5 BED TERRACED HOUSE



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PROPERTY FEATURES

- Substantial Victorian Terrace in the Heart of the Village
- Light & Spacious Interiors with Period Features
- Cosy Lounge with Log Burner & Bay Window
- Open Plan Dining Room & Modern Galley Kitchen
- 5 Bedrooms & 2 Bathrooms over 3 Floors
- Electric Heating & Double-Glazing Throughout
- Private Rear Yard with Outdoor Seating
- Established Holiday Let that comes Fully Furnished

Type: **TERRACED HOUSE**

Availability: **FOR SALE**

Bedrooms: **5**

Bathrooms: **2**

Reception Rooms: **2**

Outside Space: **YARD**

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PELICAN, STAITHES- 5 bed Terraced House -£399,950



Hope & Braim are delighted to present Pelican, a substantial Victorian terrace set in the heart of Staithes, one of the North Yorkshire coast's most characterful fishing villages. Offering approximately 1,300 sq ft of accommodation arranged over four floors, the property combines light and spacious interiors with a wealth of retained period features. The layout is well suited to both family living and holiday letting, with generous rooms that make the most of the natural light throughout. The cosy lounge is a welcoming space, with a log burner as its focal point and a bay window drawing in plenty of light. An opening connects the lounge to the dining room, creating a sociable flow between the two rooms that works well for gatherings and shared meals. To the rear, set within an extension, the modern galley kitchen is practically arranged and well equipped for everyday use and for guests alike. The upper floors provide five bedrooms in total, served by two bathrooms. Four of the bedrooms are used for the holiday let and sleep eight guests, while the fifth bedroom, set within the roof, is kept for the private use of the owners. Throughout, the rooms retain a sense of the building's Victorian character while offering the comfort expected of a contemporary home. Modern electric heating and double-glazing are installed throughout, keeping the property warm and comfortable in every season. Outside, a private rear yard provides a sheltered seating area, a pleasant spot for a morning coffee or an evening drink after a day exploring the coastline. Pelican House is currently run as an established holiday let and is offered fully furnished, presenting a turnkey opportunity for those seeking an income-generating property in a sought-after location. It would equally make a charming second home or permanent residence for those drawn to coastal village life. Staithes is known for its picturesque harbour, steep cobbled streets and artistic heritage, with the North York Moors and the coastal path close at hand.



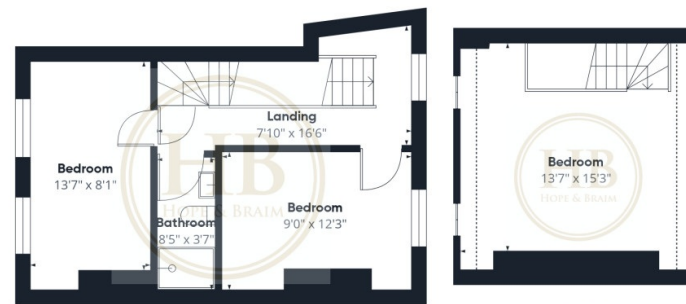
PELICAN, STAITHES- 5 bed Terraced House -£399,950



Floor 0



Floor 1



Floor 2



Floor 3



Approximate total area⁽¹⁾

1346 ft²

Reduced headroom

31 ft²

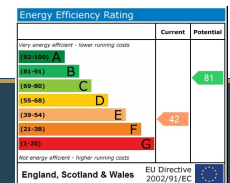
(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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Brochure content must not be relied upon as fact and does not form any part of a contract. Measurements are approximate.

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