



**Cliff Road  
Hornsea  
HU18 1JB**

**£360,000**



Situated on the charming Cliff Road in Hornsea, this stunning period home, built in 1905, offers a unique blend of historical elegance and modern comfort. Spanning an impressive 228 square metres, the property boasts an abundance of space, making it ideal for families or those who enjoy entertaining.

As you step inside, you will be greeted by two beautifully appointed reception rooms, each tastefully decorated to highlight the home's original features. These inviting spaces are perfect for relaxing with family or hosting gatherings with friends. The four spacious bedrooms provide ample accommodation, ensuring everyone has their own sanctuary to retreat to at the end of the day.

The property includes a well-appointed bathroom, designed for both functionality and comfort. The overall aesthetic of the home is a delightful mix of classic charm and contemporary style, making it a truly special place to live.

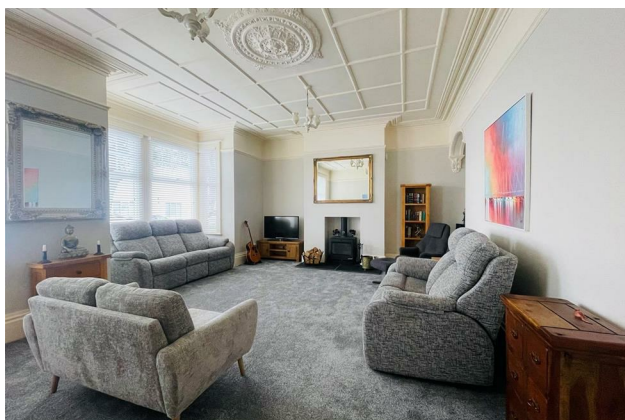
Situated conveniently close to both the sea and the town, residents can enjoy the best of coastal living while having easy access to local amenities. Whether you fancy a leisurely stroll along the beach or a visit to the nearby shops and cafes, everything you need is just a stone's throw away.

This remarkable home, steeped in history and character, is a rare find in today's market. With its generous living spaces and prime location, it presents an exceptional opportunity for those seeking a distinctive property in Hornsea.

Don't miss the chance to make this beautiful key ready house your new home.

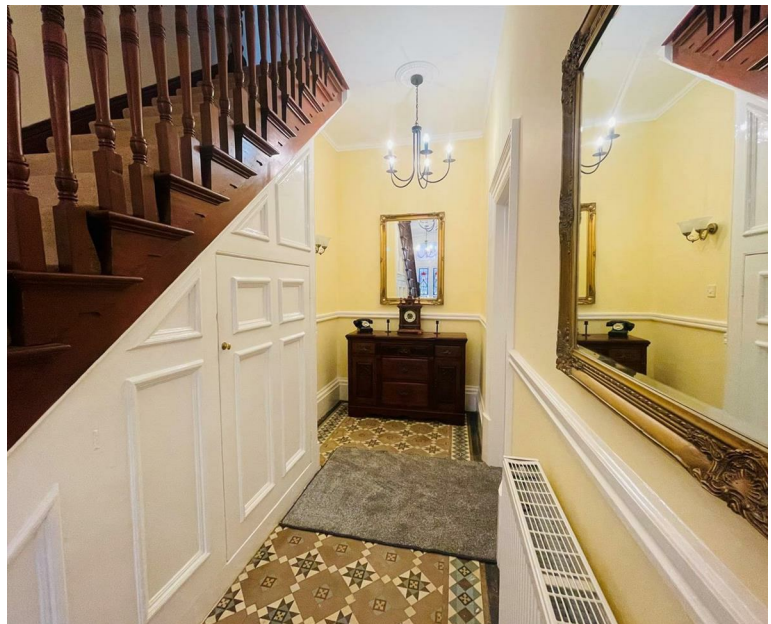
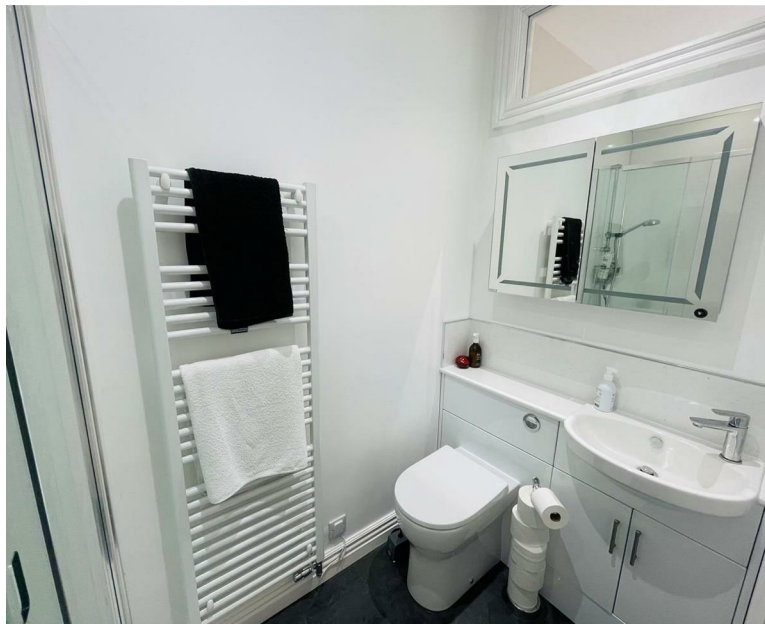
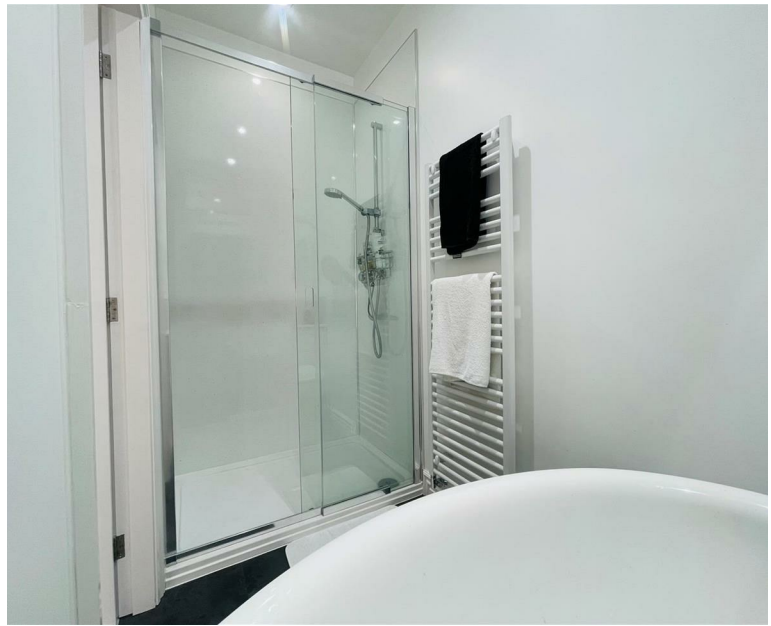
The sale of this property is subject to probate.

EPC-C, Council Tax Band- C, Tenure-Freehold



- Amazing key ready home boasting many original features
- House steeped in History
- Pantry creating ample storage for all culinary needs
- Viewing highly recommended to appreciate this wonderful gem
- Well designed En- Suite in Master Bedroom
- Fantastic location close to the sea and town centre
- Tastefully decorated to match the period and character of this marvellous home
- Breathtaking entrance hall
- Rooms ooze style and charm
- Plenty of parking on the drive







### Entrance Porch

2.33 x 1.10 (7'7" x 3'7")

Wooden entrance door as well as windows to the side and front complimented with the original mosaic tiled floor.

### Entrance Hall

6.76 x 2.43 (22'2" x 7'11")



Step through the original wooden entrance door dressed with stained glass windows and be captivated by the vast space boasting the original spindled banister oozing elegance. The mosaic tiled flooring continues from the entrance porch after lovingly been restored to create a charming entrance hall. Panelled understairs cupboard adds plenty of storage.

### Lounge

6.73 x 6.34 x 6.25 x 5.59 (22'0" x 20'9" x 20'6" x 18'4")



Beautiful panelled ceiling as well as the original ceiling rose, one of the many features of this fabulous room. It oozes light from the two front windows dressed with wooden blinds adding style to the room. Larger than average wooden burner complimented with slate hearth making this the focal point of the room.

### Sitting Room

5.55 x 3.72 x 3.24 (18'2" x 12'2" x 10'7")



Picture rail adds character to this room with its open fire complimented by the hearth and surround. Patio doors lead out onto the patio and rear garden.

### Kitchen / Diner

5.82 x 3.22 x 4.17 x 1.59 (19'1" x 10'6" x 13'8" x 5'2")



Stylish base units create ample work surface as well as a ceramic sink unit and drainer plus mixer tap. It boasts a walk in pantry for all your culinary needs. A dishwasher, gas cooker, and extractor hood, also tiled flooring adds charm to this spacious kitchen diner. Windows with privacy covering brighten this room overlooking the side of the house.

### Utility / Shower Room

2.79 x 1.84 (9'1" x 6'0")



Accessed through a door from the rear of the kitchen, this practical room consists of base units complimented by a sink unit with drainer and mixer tap. Space for a washing machine. The step in shower cubicle boasts tiled walls as well as a low level W.C. Shelves create plenty of storage.

### First Floor Landing

6.78 x 2.10 (22'2" x 6'10")

The grandeur of the first floor landing with original spindled railing leading along the hall and down the stairs adds elegance to this area. Coved ceilings compliment this beautiful landing. Original doors lead to bedrooms and bathroom located on the first floor.

### Master Bedroom

5.56 x 4.55 x 5.35 > 4.04 (18'2" > 14'11" x 17'6" > 13'3")



Beautiful airy bedroom with his and hers walk in dressing rooms. Wooden blinds compliment the two windows overlooking the front of the house. Carpeted flooring compliments this room.

### En-Suite

2.38 x 1.20 (7'9" x 3'11")



Charming en-suite designed by current owners to add elegance to the master bedroom. It boasts shower boarding, laminate flooring and Low Level W.C. plus a step in shower cubicle, whilst the vanity unit housing the wash hand basin creates ample storage.

### 1st Floor Hall

3.81 x 0.99 (12'5" x 3'2")



Carpeted flooring leading to bedroom two and the family bathroom.

### Family Bathroom

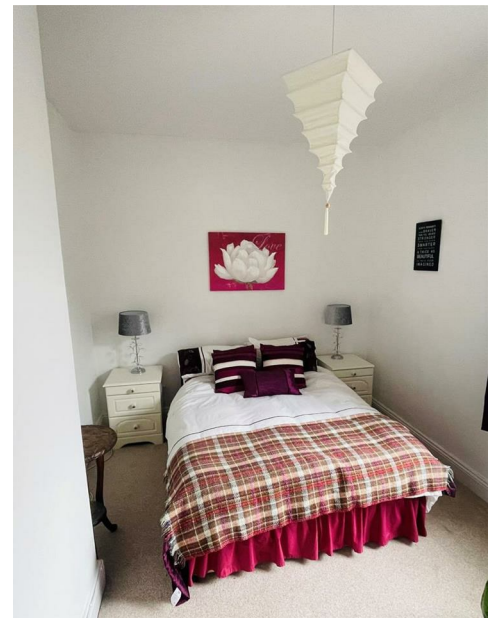
2.98 x 1.77 (9'9" x 5'9")



Leading from the 1st floor hall this charming room boasts an airing cupboard which lights up on entry and houses the boiler. Tastefully decorated with part tiled walls it boasts a white 3 piece suite comprising a panelled bath plus shower over the bath as well as a low level W.C. The wash hand basin is complimented by the vanity unit. Laminate flooring and heated towel rail adds style.

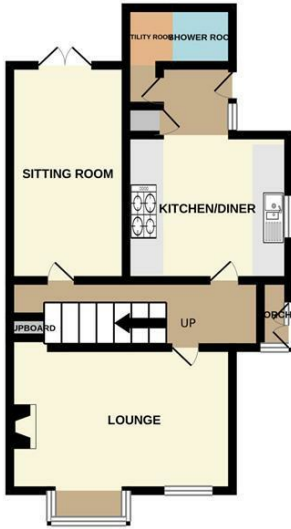
### Bedroom2

4.31 x 2.89 > 2.51 (14'1" x 9'5" > 8'2")

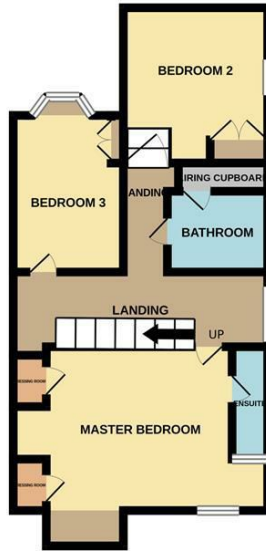


Boasting the original fitted wardrobes and door adding elegance to this room. Carpeted flooring plus window to the side of the house. The room is accessed down three steps from the hall.

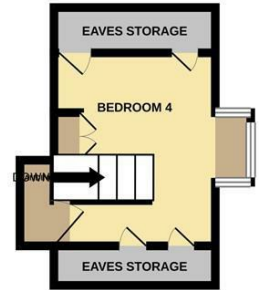
GROUND FLOOR



1ST FLOOR



2ND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility 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.  
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
		58	80

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	

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