



## Sandsacre Drive, Bridlington, YO16 6UA

- Three spacious bedrooms
- Two cosy reception rooms
- Bright dining area
- Charming rear garden
- Ample off-road parking
- One modern bathroom
- Well-equipped kitchen
- Inviting living room with log burner
- Detached house
- Viewing recommended

**Asking Price £300,000**



# 7 Sandsacre Drive, Bridlington, YO16 6UA

## DESCRIPTION

Nestled in the charming area of Sandsacre Drive, Bridlington, this delightful house presents an exceptional opportunity for families or individuals seeking a tranquil retreat. Spanning an impressive 1,217 square feet, the property features three well-proportioned bedrooms, ensuring ample space for relaxation and rest.

Upon entering, you are welcomed by two inviting reception rooms. The lounge, adorned with a cosy log burner, creates a warm and inviting atmosphere, perfect for entertaining guests or enjoying quiet evenings with loved ones. The second living space, enhanced by sliding doors, seamlessly connects to the rear garden, allowing for a delightful indoor-outdoor flow.

The kitchen is both modern and functional, equipped with space for a range oven and providing a practical layout that makes meal preparation a pleasure. Additionally, it offers access to a large utility room, further enhancing the convenience of daily living. The dining area adjacent to the kitchen serves as a lovely setting for family meals and gatherings.

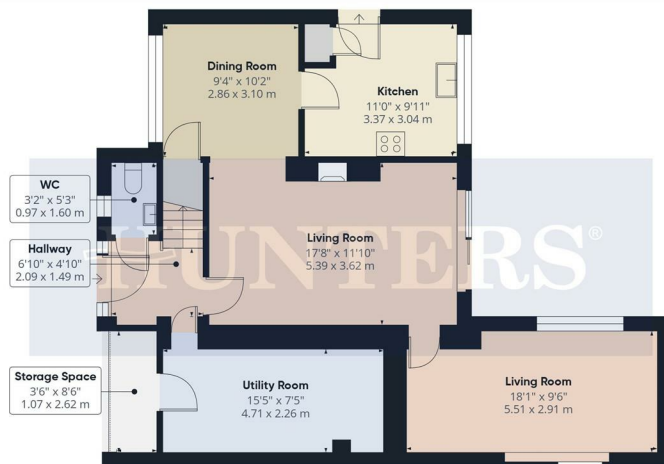
Completing the interior is a well-appointed bathroom designed for comfort and convenience, along with a downstairs w/c for added practicality.

Step outside to discover a charming rear garden, a wonderful space for outdoor activities or simply unwinding in the fresh air. This private outdoor area enhances the appeal of the property, providing an ideal spot for summer barbecues or peaceful evenings under the stars.

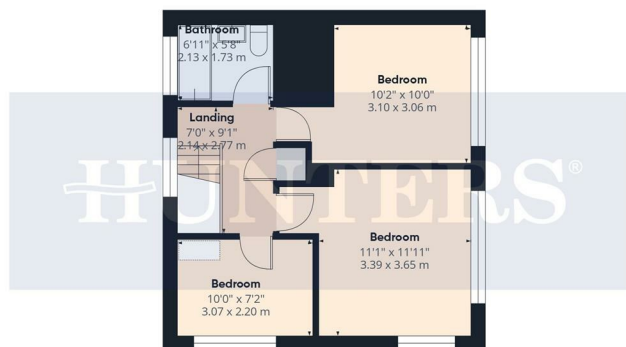
With its prime location in Bridlington, this house not only offers a comfortable home but also serves as a gateway to local amenities and the stunning coastal scenery. This property is a fantastic opportunity for those looking to settle in a vibrant community while enjoying the comforts of a spacious family home.







Ground Floor



Floor 1

HUNTERS

Approximate total area<sup>(1)</sup>

1217 ft<sup>2</sup>  
113.3 m<sup>2</sup>

(1) Excluding balconies and terraces

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

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## Viewings

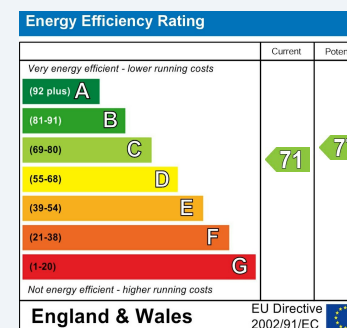
Please contact [bridlington@hunters.com](mailto:bridlington@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

## Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.

## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.