



KATRINA GARTON

exp<sup>®</sup> UK

@ [katrina.garton@exp.uk.com](mailto:katrina.garton@exp.uk.com)

[katrinagarton.exp.uk.com](https://www.katrinagarton.exp.uk.com)

07871 780 879

# Church Lane, Atwick YO25

£550,000

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- QUOTE REF: KG1095  
KATRINA GARTON
- Beautifully renovated since 1998
- Four bedrooms & three bathrooms
- Extensive barns & outbuildings
- Ideal for multi-generational living
- Stunning coastal village lifestyle property
- Flexible annex with business potential
- Exceptional kitchen & family living space
- Courtyard parking & covered parking bays
- Charming East Yorkshire coastal village near Hornsea



Escape to coastal village living at Sunnydene, a beautifully restored and incredibly versatile lifestyle home in the heart of Atwick, just moments from the beach, countryside walks and the village pub. With flexible annex accommodation, stunning gardens, extensive barns and space for multi-generational living or home business use, this is so much more than just a house.



### Sunnydene, Atwick, YO25

Approximate Gross Internal Floor Area = 222.6 sq m / 2396 sq ft

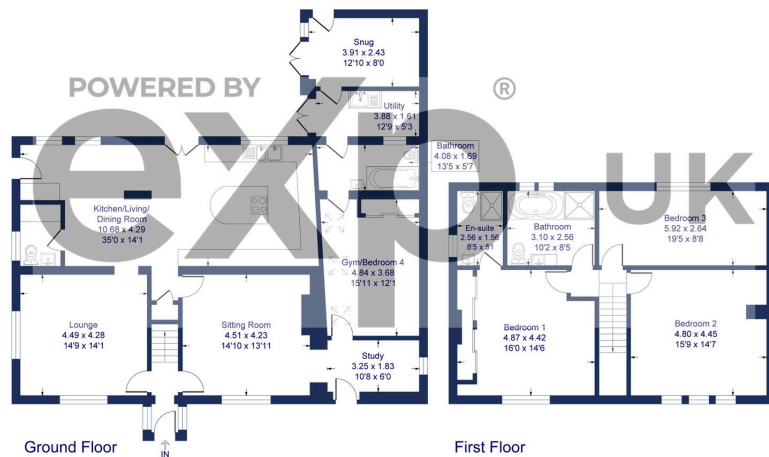


Illustration for identification purposes only, measurements are approximate, not to scale.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		76
(55-68) <b>D</b>	61	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	