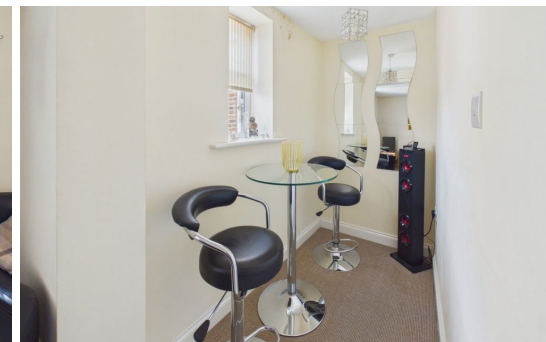




01947 601301



CAIRNS COTTAGE, LONG STEPS, WHITBY

2 BED COTTAGE



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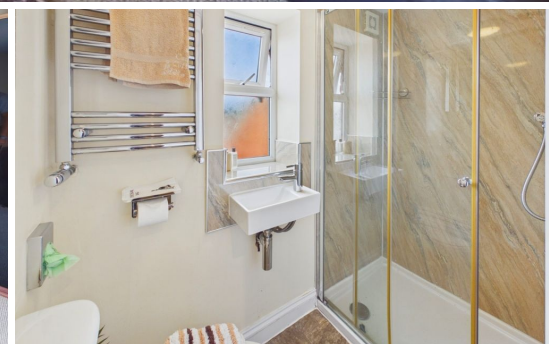
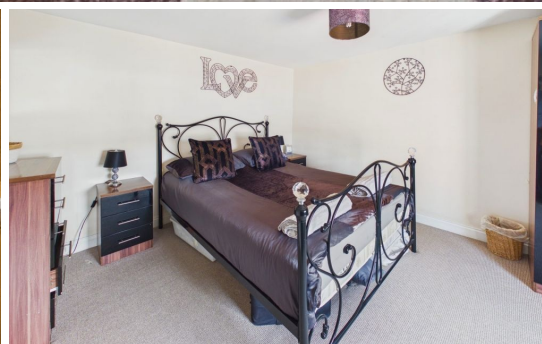
PROPERTY FEATURES

- End of Terrace Cottage with Harbour Views
- 725 sq ft of Accommodation over 4 Floors
- Lounge & Kitchen/Diner with Integrated Appliances
- 2 Bedrooms & 2 Bathrooms on the Upper Floors
- Gas Central Heating & Double-Glazing Throughout
- An Established Holiday let "Cairns Cottage" that comes Fully Furnished
- An attractive Buy-to-Let Investment

Type: **COTTAGE**
Availability: **FOR SALE**
Bedrooms: **2**
Bathrooms: **2**
Reception Rooms: **1**
Outside Space: **YARD**
Tenure: **FREEHOLD**

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CAIRNS COTTAGE, LONG STEPS, WHITBY- 2 bed Cottage -£175,000



Hope & Braim are delighted to present Cairns Cottage, an end of terrace cottage on Long Steps with views over Whitby's harbour. Traditionally brick-built beneath a pantiled roof with dormer windows, the cottage provides 725 sq ft of accommodation arranged over four floors and is currently operated as an established holiday let.

The lounge enjoys views across the harbour, making the most of the cottage's elevated position, while the kitchen/diner is fitted with integrated appliances and has room for a dining table, providing a practical and sociable space for guests or owners alike.

The two upper floors each contain a bedroom and a bathroom, so both bedrooms are served by a bathroom on the same level. This layout offers a welcome degree of privacy and works particularly well for holiday guests sharing the cottage, or for owners hosting visiting family and friends.

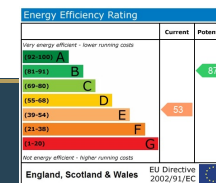
Further benefits include gas central heating and double glazing throughout, and there is a small yard to the front of the property. Its position above Church Street places the cottage within a short walk of the town's harbourside, independent shops, cafés and restaurants.

Cairns Cottage is offered fully furnished, allowing a purchaser to continue the existing holiday letting business with minimal disruption. Combined with its harbourside setting, this makes the cottage an attractive buy-to-let investment, while it would equally suit those seeking a coastal bolthole of their own.

Please note that the cottage is reached by 49 steps from Church Street below and is therefore not suitable for those with mobility issues.



CAIRNS COTTAGE, LONG STEPS, WHITBY- 2 bed Cottage -£175,000



Disclaimer: This brochure and property details are a representation of the property offered for sale or rent, as a guide only. Brochure content must not be relied upon as fact and does not form any part of a contract. Measurements are approximate. No fixtures or fittings, heating system or appliances have been tested, nor are they warranted by Hope & Braim or any staff member in any way as being functional or regulation compliant. Hope & Braim do not accept any liability for any loss that may be caused directly or indirectly by the brochure content, all interested parties must rely on their own, their surveyor's or solicitor's findings. We advise all interested parties to check with the local planning office for details of any application or decisions that may be consequential to your decision to purchase or rent any property. Any floor plans provided should be used for illustrative purposes only and should be used as such by any interested party.

