



Stack Yard Lane, Staxton, Scarborough, YO12 4BY

- First floor apartment
- Bright dual-aspect lounge
- Private courtyard
- Two bedrooms
- Kitchen with dining space
- Popular village location

£115,000



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DESCRIPTION

Hunters are delighted to present this spacious first floor apartment, offering two well-proportioned bedrooms and a private courtyard, ideally suited to first-time buyers, couples, or those looking to enjoy village living.

The accommodation is accessed via a central hallway, providing a practical flow throughout the property. To the right, you are welcomed into a generous dual-aspect living room, offering a bright and airy space ideal for both relaxing and entertaining. Adjacent is a spacious kitchen with ample room for dining, creating a sociable and functional layout.

The property features two good-sized bedrooms, both positioned off the hallway, along with a family bathroom fitted with a three-piece suite.

Externally, the apartment benefits from a private enclosed courtyard, providing a low-maintenance outdoor space with patio.

Located in the popular village of Staxton, just off the A64, the property is well placed for access to local amenities including a well-regarded junior school, public houses, a 24-hour garage, fish restaurant, playing fields, and excellent transport links.

Early viewing is highly recommended.





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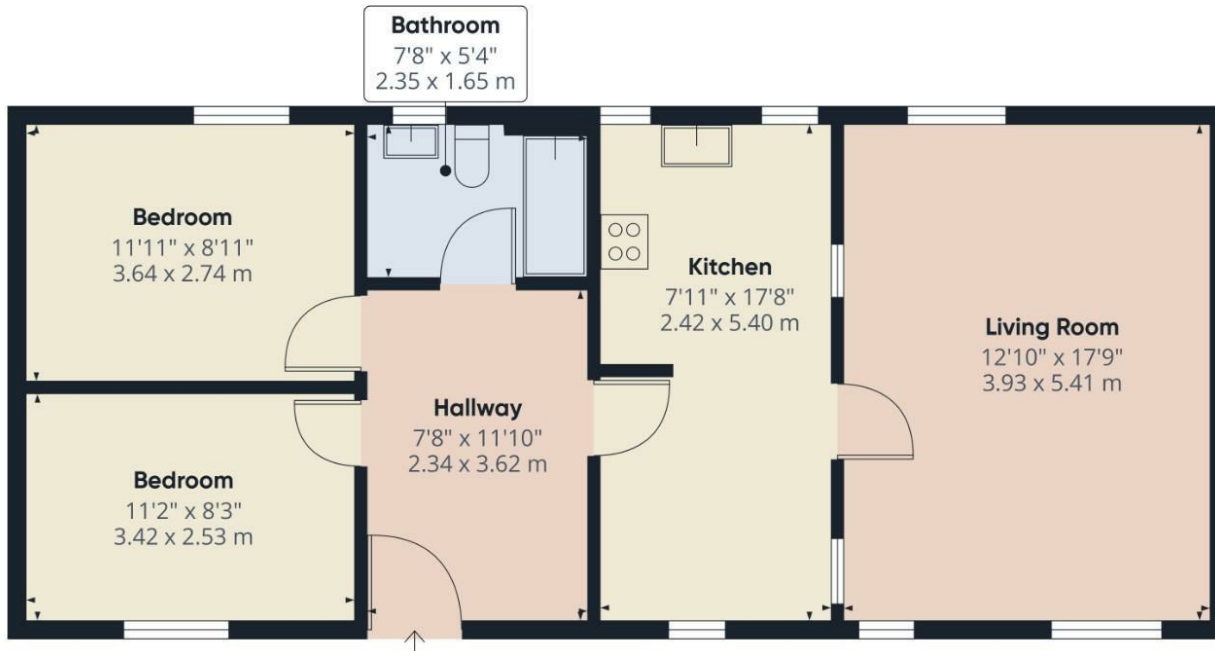
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Approximate total area⁽¹⁾
701 ft²
65.1 m²



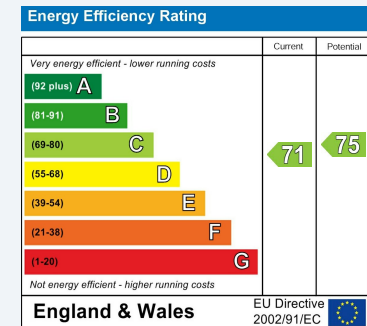
(1) Excluding balconies and terraces

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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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.

Viewings

Please contact scarborough@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.