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33 Franklin Street, Scarborough

Offers in Region of **£149,995**



33 Franklin Street

- Well presented Victorian terraced house with period features
- Two bedrooms plus loft room
- Modern bathroom with walk-in shower and bath-tub
- Open plan living and dining area
- Fireplace (living room focal point)
- Large bay windows
- Modern kitchen
- Abundant natural light throughout
- Outdoor space with artificial lawn
- No onward chain

We are delighted to present this charming and well presented Victorian terraced house, perfectly blending period character with modern comforts.

Step inside to discover a spacious open plan living and dining area, where beautiful large bay windows flood the space with natural light, creating a warm and inviting atmosphere. The original fireplace stands as the stunning focal point of the living room, adding a touch of timeless elegance and making it an ideal spot for relaxing evenings or entertaining friends. The modern kitchen is thoughtfully designed with contemporary fittings and plenty of storage, making meal preparation both practical and enjoyable.

Upstairs, you will find two generous bedrooms, each offering a comfortable retreat with plenty of light and space for wardrobes or a desk, perfect for those working from home. The modern bathroom is a true highlight, featuring a walk-in shower and a separate bath-tub, providing the perfect place to unwind after a long day. An additional loft room offers superb flexibility, whether you need a home office, teen bedroom, hobby space, or simply extra storage.





Throughout the home, period features such as high ceilings and original detailing are complemented by stylish updates, giving the property a unique blend of charm and contemporary flair. With its light and airy ambience, versatile layout, and thoughtful finishes, this home is well suited to first time buyers, young families, or anyone seeking a comfortable and stylish living space in a sought-after location.

Conveniently situated close to local shops, cafes, and excellent transport links, this property promises an easy lifestyle with everything you need right on your doorstep. Don't miss your chance to view this delightful home - contact us today to arrange your viewing.

Council Tax band: A

Tenure: Freehold

Hallway 19' 11" x 10' 1" (6.08m x 3.08m)

Living room 22' 4" x 10' 9" (6.80m x 3.27m)

Kitchen 11' 6" x 6' 11" (3.50m x 2.11m)

Landing 15' 10" x 5' 3" (4.82m x 1.59m)

Master Bedroom 13' 10" x 11' 1" (4.21m x 3.39m)

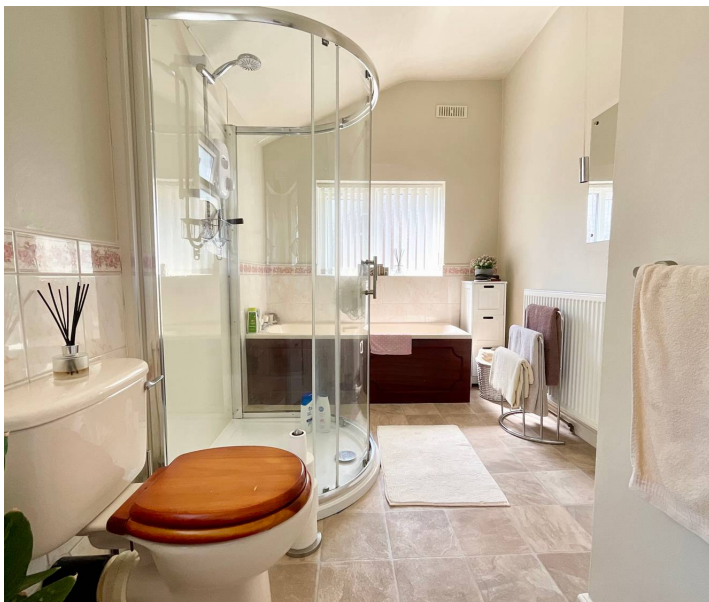
Bedroom 11' 7" x 8' 7" (3.54m x 2.62m)

Bathroom 11' 6" x 6' 11" (3.50m x 2.11m)

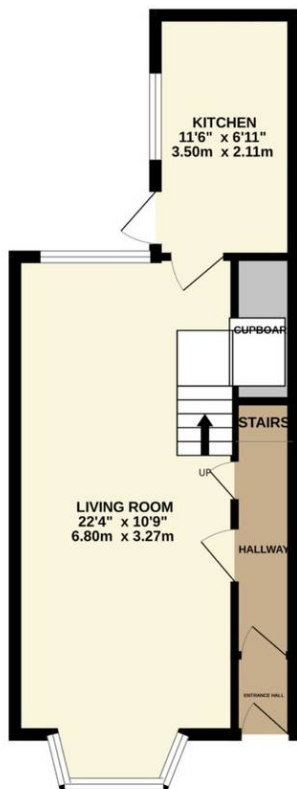
Loft room 13' 3" x 11' 9" (4.05m x 3.57m)

HMRC

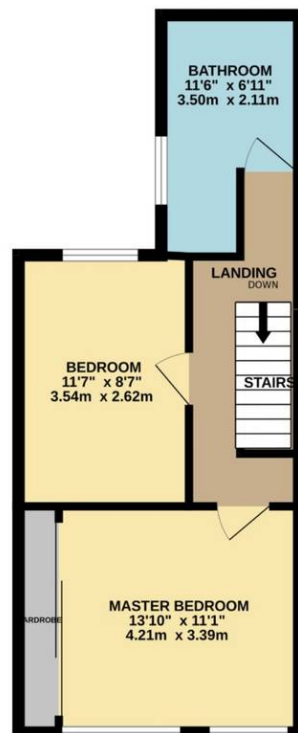
If you have an offer accepted on this property, we are obliged by HMRC to conduct mandatory Anti Money Laundering Checks. We outsource these checks to our compliance partners at Landmark and Lifetime Legal. They charge a fee for this service. For further information, please contact our office



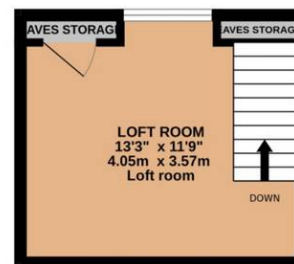
GROUND FLOOR



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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Interested?

Contact our friendly team today
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With you every step of the way



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NOTE: These particulars are intended only as a guide to prospective Purchasers to enable them to decide whether to make further enquiries with a view to taking up negotiations but they are otherwise not intended to be relied upon in any way for any purpose whatsoever and accordingly neither their accuracy nor the continued availability of the property is in any way guaranteed and they are furnished on the express understanding that neither the Agents nor the Vendors are to be or become under any liability or claim in respect of their contents. Any prospective Purchaser must satisfy himself by inspection or otherwise as to the correctness of the particulars contained. C132