BELT
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1 Pinfold Court, Bridlington, YO16 7GG

Price Guide £230,000

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1 Pinfold Court

Bridlington, YO16 7GG

Price Guide £230,000

Welcome to Pinfold Court in the coastal town of Bridlington.

This detached bungalow comprises a spacious reception room and kitchen providing ample space for relaxation and entertaining. The two well-appointed bedrooms ensure a restful retreat, while the bathroom is designed for both functionality and style.

One of the standout features of this bungalow is the large conservatory, which overlooks the low maintenance garden. This space is ideal for enjoying the natural light, making it a perfect spot for morning coffee or evening relaxation. The gardens are designed for low maintenance, allowing you to spend more time enjoying your home and less time on upkeep.

The location is particularly appealing, situated just off Marton Road, providing easy access to local shops and a bus service.

This well-maintained bungalow in Bridlington, offers a comfortable lifestyle. Whether you are looking to downsize or seeking a peaceful retreat, this property is sure to meet your needs.

Don't miss the opportunity to make this bungalow your new home.

Entrance:

Upvc double glazed door into inner hall, central heating radiator and two built in storage cupboards.

Kitchen:

11'5" x 7'2" (3.50m x 2.19m)

Fitted with a range of modern base and wall units, stainless steel one and a half sink unit, electric oven, gas hob with extractor over. Under cupboard lighting, part wall tiled, integrated dishwasher, washing machine and fridge/freezer. Two upvc double glazed windows and central heating radiator.

Lounge:

19'3" x 9'10" (5.89m x 3.02m)

A spacious front facing room, gas fire in a marble surround, upvc double glazed bay window, upvc double glazed window and central heating radiator.

Bedroom:

14'6" x 8'7" (4.44m x 2.62m)

A rear facing double room, built in wardrobes, cupboards, dresser and drawers. Upvc double glazed window and central heating radiator.

Bedroom:

8'7" x 6'6" (2.62m x 2.00m)

A rear facing single room, built in mirrored sliding wardrobe, central heating radiator and upvc double glazed patio doors into the conservatory.

Upvc conservatory:

13'7" x 10'6" (4.16m x 3.22m)

A spacious second reception room over looking the garden, central heating radiator and french doors.

Bathroom:

8'2" x 5'9" (2.51m x 1.77m)

Comprises a modern suite, bath, shower cubicle with plumbed in shower, wc and wash hand basin with vanity unit. Full wall tiled, upvc double glazed window and chrome ladder radiator.

Exterior:

To the front of the property of the property is a open plan pebbled garden.
To the side elevation is a private block paved driveway with ample parking leading to the garage.

Garden:

To the rear of the property is a low maintenance block paved garden with borders of shrubs and bushes.

Garage:

17'11" x 9'2" (5.48m x 2.80m)
Up and over door, power, lighting and courtesy door onto the garden.

Notes:

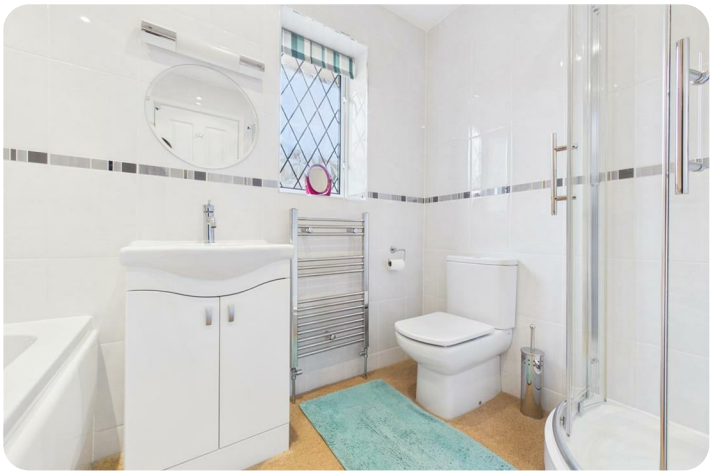
Council tax band B

Purchase procedure

On acceptance of any offer in order to comply with current Money Laundering Regulations we will need to see both I.D and proof of funds before we can progress with the sale and send the memorandum of sale.

General Notes:

All measurements are approximate and are not intended for carpet dimensions etc. Nicholas Belt (Estate Agency) Ltd have not tested any gas or electrical heating systems, individual heaters, appliances, showers, glazed units, alarms etc. Therefore purchasers should satisfy themselves that any such item is in working order by means of a survey, inspection etc before entering into any legal commitment. PURCHASE PROCEDURE: If after viewing the above property you wish to purchase please contact our office where the staff will be pleased to answer any queries and record your interest. This should be done before contacting any Building Society, Bank, Solicitor or Surveyor. Any delay may result in the property being sold to another interested party and valuation fees and legal expenses are then incurred unnecessarily.



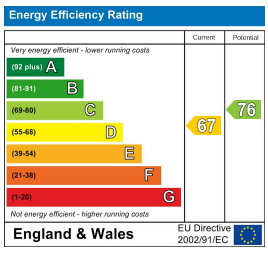
Road Map | Hybrid Map | Terrain Map

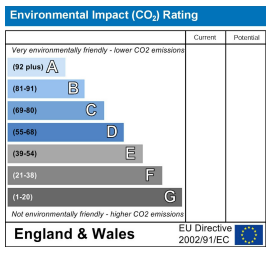
Floor Plan

Viewing

Please contact our Nicholas Belt Office
on 01262 672253 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph





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