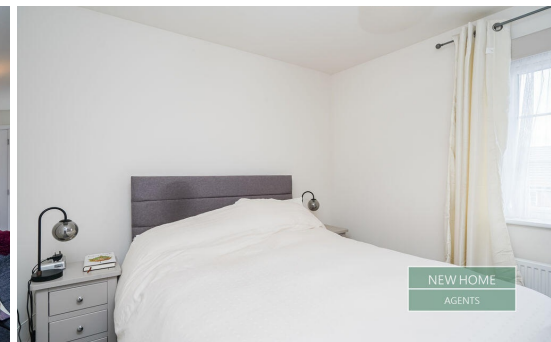




01947 601301

12 CORNCRAKE DRIVE, WHITBY

2 BED SEMI-DETACHED HOUSE



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PROPERTY FEATURES

- Semi-Detached House with Parking & Garden
- Built-in 2023 by Barratt Homes on their Abbey View Development
- Open Plan Living with French Doors to the Garden
- Modern Kitchen with Integrated Appliances
- 2 Bedrooms, 1 Bathroom & Downstairs WC
- Gas Central Heating & Double-Glazing Throughout
- Rear Garden with Lawn & Timber-Built Shed
- Close to Local Amenities including Supermarkets & Primary School

Type: **SEMI-DETACHED HOUSE**

Availability: **FOR SALE**

Bedrooms: **2**

Bathrooms: **1**

Reception Rooms: **1**

Parking: **DRIVEWAY**

Outside Space: **GARDEN**

Tenure: **FREEHOLD**

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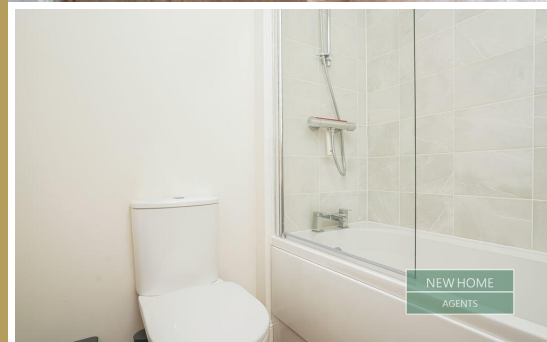
12 CORNCRAKE DRIVE, WHITBY- 2 bed Semi-Detached House -£190,000



Hope & Braim are delighted to present this modern semi-detached house, built in 2023 by Barratt Homes on the popular Abbey View development in Whitby. Combining contemporary design with the reassurance of a modern build, this two-bedroom home is ideally suited to first-time buyers, young families or those looking to downsize without compromising on quality. The accommodation is thoughtfully arranged to make the most of its open-plan living space, with French doors opening directly onto the rear garden, creating a bright and versatile area for everyday living and entertaining. The kitchen is fitted with a range of integrated appliances and offers ample worktop space, flowing seamlessly into the main living area. A downstairs WC adds practicality for family life and visiting guests. Upstairs, the property offers two well-proportioned bedrooms served by a modern family bathroom. Gas central heating and double-glazing throughout ensure comfort and efficiency in every room. Outside, the rear garden features a lawned area together with a timber-built shed, offering useful additional storage. Off-street parking is provided, adding further convenience for homeowners. Corncrake Drive occupies a convenient position within the Abbey View development, close to local amenities including supermarkets and a primary school, making this an appealing choice for those seeking a well-connected family home. Whitby's town centre, harbour and coastline remain within easy reach for those wishing to enjoy the wider attractions of the area. With its modern specification, low-maintenance garden and sought-after location, this home represents an excellent option for buyers seeking contemporary living in Whitby.



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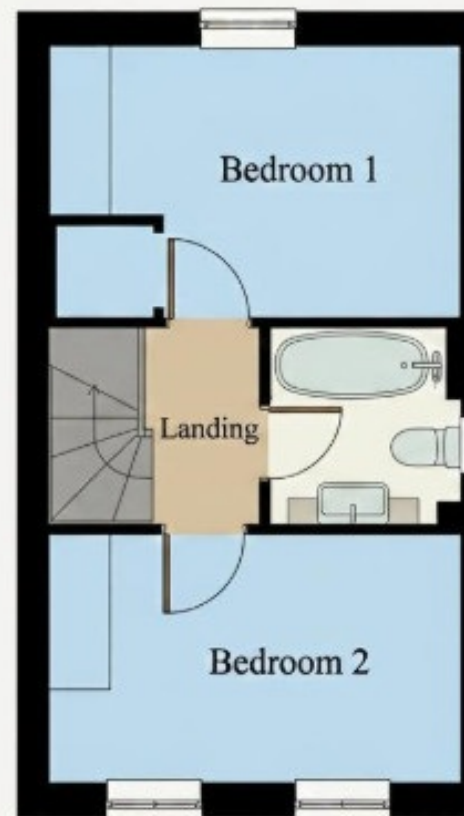


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12 CORNCRAKE DRIVE, WHITBY- 2 bed Semi-Detached House -£190,000



GROUND FLOOR



FIRST FLOOR

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.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A 85-91		87
B 82-84		
C 79-81	83	
D 76-78		
E 73-75		
F 70-72		
G 67-69		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

