



01947 601301



15 LOCKTON ROAD,  
WHITBY

3 BED SEMI-DETACHED HOUSE



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## PROPERTY FEATURES

- Semi-Detached House with South-facing Garden
- Open Plan Lounge/Diner with a Fireplace
- Smart Kitchen with Fitted Cabinets & Integrated Appliances
- 3 Bedrooms & Family Bathroom with Roll Top Bath
- Gas Central Heating & Double-Glazing Throughout
- Off-Street Parking for 1 Car with Potential to Extend
- Generous Garden with Patio & Raised Beds

Type: **SEMI-DETACHED HOUSE**

Availability: **FOR SALE**

Bedrooms: **3**

Bathrooms: **1**

Reception Rooms: **1**

Parking: **DRIVEWAY**

Outside Space: **GARDEN**

Tenure: **FREEHOLD**

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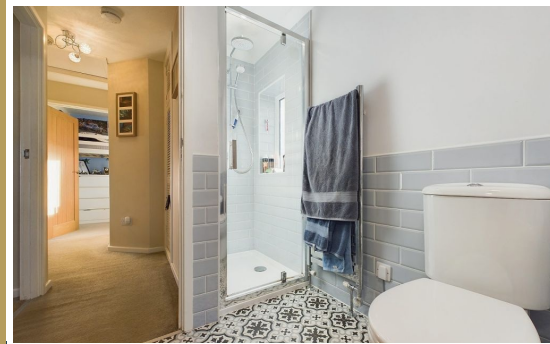


15 LOCKTON ROAD, WHITBY- 3 bed Semi-Detached House -£225,000





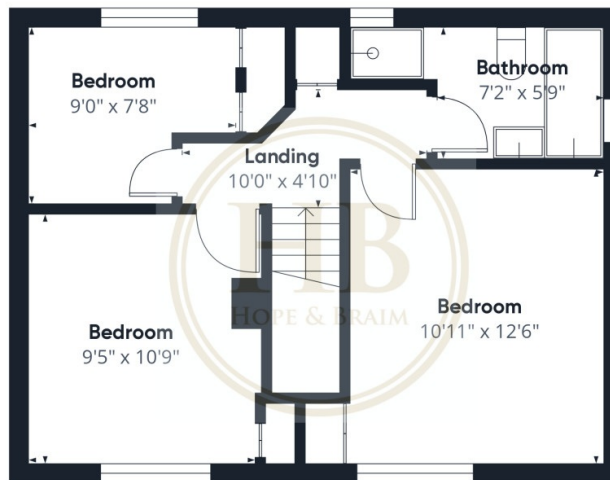
Hope & Braim are delighted to present 15 Lockton Road in Whitby to the market. This is a perfectly presented semi-detached house that has a south-facing garden and off-street parking and is located on the former MOD estate on the western fringes of the town. The property has been refurbished by the current owners with only the rear garden requiring some further work. Inside there is an L-shaped living space with a lounge area to the front and dining area to the rear with a fireplace and a dual aspect. The kitchen has a good range of cabinets with integrated appliances and there is a utility space at the end of the room. Upstairs there are three bedrooms and the family bathroom which has been converted into one bathroom from two separate rooms. It now has a four-piece suite comprising a roll top bath for those who like a soak, and a walk-in shower, for those that don't. The property has been well maintained and benefits from having gas central heating and double-glazing throughout. Outside to the front is a driveway for one car with a garden strip that could easily be made into a hard standing for a second car. At the back is a generous garden that has been landscaped from a sloping garden to a level patio with a lawn and raised beds. The final stage of flagging the patio and dressing the raised beds are still to do. These properties make excellent family homes that are well-served by nearby amenities including Lidl and the Spar Garage, plus is only a short walk from Whitby's Westcliff and the beach.



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Floor 0



Floor 1



Approximate total area<sup>(1)</sup>  
844.97 ft<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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