



Marton Road, Bridlington, YO16 7PT

- For Sale Via Modern Method of Auction
- Three Bedrooms
- Refurbishment Potential
- Subject to Reserve Price
- Semi Detached House
- No Onward Chain
- Buyer Fees Apply
- EPC Grade: TBC

By Auction £160,000



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DESCRIPTION

FOR SALE BY MODERN METHOD OF AUCTION - An exciting opportunity to acquire this three-bedroom semi-detached home situated on the popular Marton Road in Bridlington. Requiring a programme of renovation and modernisation throughout, this property offers fantastic potential for buyers looking to create a family home, investment property, or project to add value.

The accommodation briefly comprises an entrance hallway, spacious living room with bay window, separate dining room, kitchen, three bedrooms, and a family bathroom. Externally, the property benefits from off-road parking together with front and rear gardens, providing excellent outdoor space for families and keen gardeners alike.

Ideally positioned close to local amenities, schools, transport links, and Bridlington's town centre, this property presents a rare opportunity to purchase a home with significant scope for improvement in a sought-after residential location.

Offering endless potential and appealing to a wide range of purchasers, we strongly recommend an internal viewing to fully appreciate the accommodation and possibilities on offer.







Ground Floor



Floor 1



Viewings

Please contact bridlington@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.

HUNTERS

Approximate total area⁽¹⁾

807 ft²

74.9 m²

Reduced headroom

13 ft²

1.2 m²

(1) Excluding balconies and terraces.

Reduced headroom

Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

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.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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.