Willow Cottage 2 Acre Close

Seamer, Scarborough, YO12 4PS

Guide Price £525,000

🛏 4   🛁 2   🛋 2   ☰

Situated within an exclusive new development in Seamer, Scarborough, this beautifully designed four-bedroom home offers a perfect blend of privacy and convenience. Tucked away from the main street, the property enjoys a peaceful setting while remaining just moments from village amenities, including shops, pubs, and essential services. With excellent transport links and easy access to Scarborough's town centre and coastline, this home is ideally located for those looking to enjoy both village life and modern comforts.

Designed with contemporary living in mind, this spacious home features a bright and airy lounge, perfect for relaxation and entertaining. The stylish dining kitchen provides a well-appointed space for cooking and social gatherings, while large windows and patio doors allow natural light to flow throughout. The four generously sized bedrooms offer flexible living arrangements, with an en suite for added comfort. Outside, the enclosed rear garden, complete with a seeded lawn and Indian Stone Patio and paths surrounding property, creates a private retreat for outdoor dining and leisure.

With its combination of modern style, space, and a tucked-away setting, this home offers a fantastic opportunity to enjoy high-quality new-build living in a sought-after village location. Contact the Ellis Hay sales team today to arrange a viewing and take the next step toward securing your dream home.
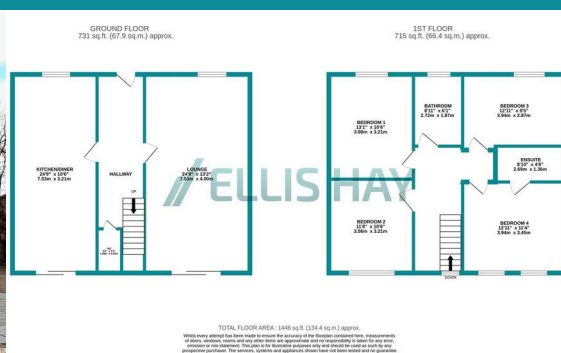
NEW BUILD CONVENIENCE

The property will benefit from underfloor heating throughout powered by Daikin Air Source heating system. Sliding sash UPVC windows in Agate throughout with Composite High Security Door also in Agate. There will be a high range range kitchen with Quartz worktop, integrated double oven, induction hob with chimney extractor over. Integrated 50/50 Fridge/Freezer, automatic washing machine/dryer, dishwasher and wine fridge. The bathrooms will also be high end with chrome fittings. A rated EPC. Starlink Internet with Cat 2 double sockets to each room. Carpeted upstairs with Karndean flooring downstairs.

Expected completion late Summer/early Autumn 2025.

Hallway

Cloakroom

Kitchen/Diner 24'8" x 10'6" (7.53 x 3.21)

Lounge 24'8" x 13'1" (7.53 x 4.00)

Bedroom 1 13'0" x 10'6" (3.98 x 3.21)

Ensuite 8'9" x 4'5" (2.69 x 1.36)

Bedroom 2 11'8" x 10'6" (3.56 x 3.21)

Bedroom 3 12'11" x 9'4" (3.94 x 2.87)

Bedroom 4 12'11" x 11'3" (3.94 x 3.45)

Family Bathroom 8'11" x 6'1" (2.72 x 1.87)

Outside

Private Cul de Sac with bitchum driveway and parking for more than one car to the front. Expansive garden to the rear which will have Indian Stone patio, seeded lawn and plenty of space for you to create your own haven.

Garage

With light and power. Situated opposite the property .

Directions
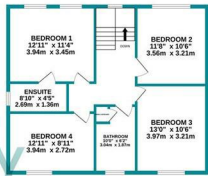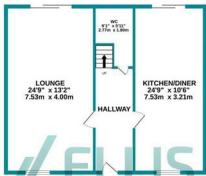
What Three Words
Bend.Reflect.Growth

Area Map

Map data ©2026 Google

Energy Efficiency Rating

Council Tax Band:

Tenure: Freehold

Tel: 01723 350077 | info@ellishay.co.uk | www.ellishay.co.uk