Lamplugh Road, Bridlington, YO15 2JU

- Large Ground and Lower-Ground Floor Maisonette
- Open Plan Kitchen, Dining Room & Lounge
- Rear Garden, Driveway & Single Garage
- Just Moments From The Beach & Town Centre
- EPC Rating: D
- Two Double Bedrooms
- Spacious Living Spaces
- Highly Desirable Position On The North Side Of Bridlington
- No Onward Chain

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HERE TO GET *you* THERE

Asking Price £160,000

26 Lamplugh Road, Bridlington, YO15 2JU

DESCRIPTION

A spacious two-bedroom ground and lower-ground floor maisonette, occupying an enviable position at the top of Lamplugh Road, just moments from Bridlington's popular North Beach and within walking distance of the town centre. The property offers generous and versatile accommodation, together with a large rear garden, off-road parking and integral garage.

The property is entered via a useful porch and entrance hall, leading into the impressive open-plan lounge and dining room. A bright and spacious room, this provides a fantastic blank canvas for the new owner to personalise, with ample space for both living and dining furniture and pleasant views over the rear garden. The adjoining kitchen is fitted with a range of wall and base units, integrated hob and oven, while a separate utility room provides useful additional space and access to the garage.

Also on this floor is a large double bedroom positioned to the rear of the property, benefiting from excellent storage, along with a bathroom fitted with a three-piece suite including bath with shower over. Stairs lead to the lower-ground floor, where there is a further double bedroom and a versatile garden room. Sliding doors provide direct access onto the rear garden.

Outside, the generous rear garden is a fantastic addition, featuring a paved patio seating area, raised lawn and flower borders, providing an ideal space for relaxing and entertaining. The property also benefits from a driveway and a single garage.

The area is particularly popular for its proximity to the coast, while the town centre is also within easy reach, providing a good range of shops, cafés, restaurants and everyday amenities. The popular coastal village of Sewerby is also just a short distance away. With scope for modernisation and the opportunity to create a home tailored entirely to your own taste, this is an exciting opportunity for a range of buyers!

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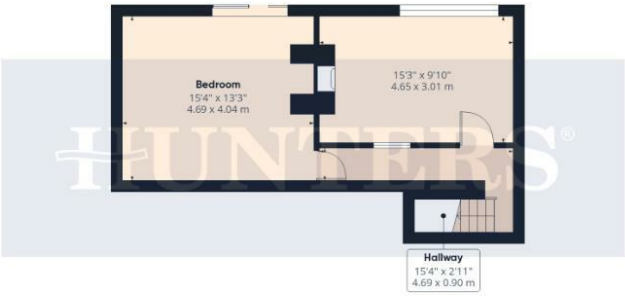
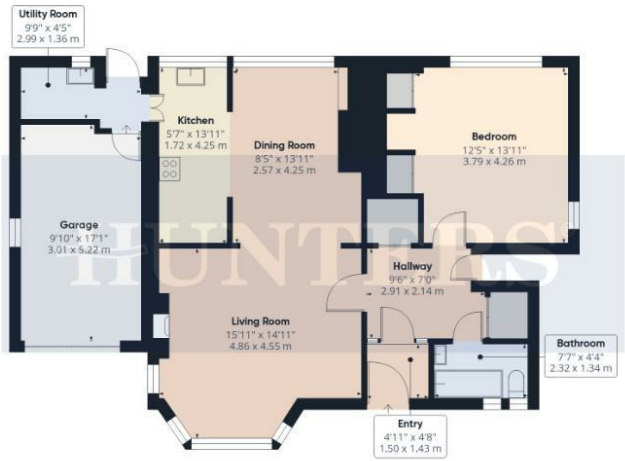


Ground Floor



Floor 1

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Approximate total area(1)

1395 ft²

129.6 m²

(1) Excluding balconies and terraces

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

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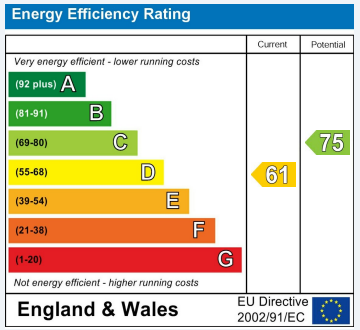
ENERGY PERFORMANCE CERTIFICATE

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.



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.

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.

The Property Ombudsman

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