



colin ellis

Stepney Road, Scarborough, YO12 5BS

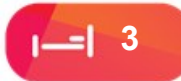
** Beautifully Remodelled Three Bedroom Semi-Detached Family Home with Exceptional Open-Plan Living, Converted Garage & Landscaped Garden **

A rare opportunity to acquire this beautifully remodelled and substantially improved three-bedroom semi-detached family home, offering stylish and versatile accommodation finished to an exceptional standard throughout.

Combining character features with contemporary design, this impressive property has been thoughtfully extended to create a stunning open-plan kitchen, dining and family space at the heart of the home, whilst also benefiting from a converted garage, unique split-level bedroom arrangement, landscaped garden, hot tub and summer house with electricity connected.

Perfectly suited to modern family living, the property enjoys generous off-road parking and is presented in true turn-key condition.

Asking Price £375,000



PROPERTY DESCRIPTION

The accommodation begins with a welcoming entrance hall providing access to the principal reception rooms and a convenient cloakroom/WC. To the front of the property is an elegant living room featuring a large bay window and attractive log-burning stove, creating a warm and inviting space to relax. The true centrepiece of the home is the impressive open-plan kitchen, dining and family room extending across the rear of the property. Beautifully designed for both everyday family life and entertaining, the kitchen is fitted with a comprehensive range of shaker-style units, quality work surfaces, Belfast sink and central island. Exposed brickwork adds character, whilst skylights and full-width bi-folding doors flood the room with natural light and provide seamless access to the rear garden. The generous dining and family areas offer excellent flexibility and create a superb social space ideal for modern living.

The first floor comprises three well proportioned bedrooms, together with a stylish family bathroom fitted with a contemporary suite. One of the double bedrooms benefits from private staircase access to an impressive upper-level dressing room and luxury bathroom suite, creating a unique and highly desirable principal bedroom arrangement. The upper floor dressing room & bathroom suite accessed directly from the bedroom below, this exceptional space has been transformed into a dressing room and bathroom suite. Beautifully appointed throughout, the space features bespoke storage, contemporary fittings and striking finishes, creating a boutique hotel-style feel rarely found in homes of this type.

To the front of the property, a substantial block-paved driveway provides off-road parking for multiple vehicles. The former garage has been converted to create a highly versatile additional reception room. Currently used as a family room, the space would also lend itself perfectly to a home office, gym, playroom, studio or hobby room. The rear garden has been thoughtfully landscaped to provide an attractive and low-maintenance outdoor environment. A generous entertaining terrace, artificial lawn, mature willow tree and hot tub combine to create an ideal setting for relaxing and socialising. Situated at the rear of the garden is a timber summer house with electricity connected, providing further flexible space suitable for home working, hobbies, entertaining or additional storage.

This outstanding property offers an exceptional combination of character, style and practicality, with thoughtfully designed living spaces both inside and out. Early viewing is strongly recommended to fully appreciate the quality and versatility of accommodation on offer.

LIVING ROOM

3.48 x 4.26 (11'5" x 13'11")

KITCHEN / DINING / LIVING AREA

6.10 x 7.68 (20'0" x 25'2")

WC

0.94 x 0.80 (3'1" x 2'7")

BEDROOM

3.22 x 3.66 (10'6" x 12'0")

BATHROOM / DRESSING ROOM

4.76 x 3.36 (15'7" x 11'0")

BEDROOM

3.28 x 3.86 (10'9" x 12'7")

BEDROOM

2.69 x 2.45 (8'9" x 8'0")

BATHROOM

1.72 x 1.85 (5'7" x 6'0")

GARDEN ROOM

6.01 x 3.03 (19'8" x 9'11")







Approximate total area[®]
1480 ft²
137.5 m²
Reduced headroom
44 ft²
4.1 m²

(1) Excluding balconies and terraces

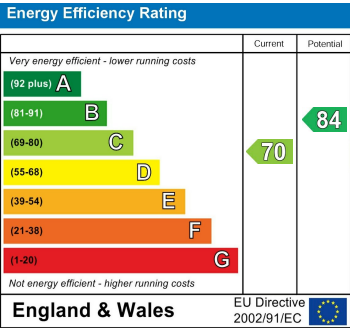
Reduced headroom
..... Below 5 ft/1.5 m

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

GIRAFFE360

Stepney Road - 18801977
Council Tax Band - D
Tenure - Freehold

DISCLAIMER: The agent has not tested any apparatus, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their own solicitor or surveyor. Occasionally a wide angle lens may be used. This property was inspected by COLIN ELLIS PROPERTY SERVICES. We always try to make our sales particulars accurate and reliable, but if there is any point which is of particular importance to you, especially if you are considering travelling some distance to view the property, please do not hesitate to contact this office, we will be pleased to check the information for you. Council Tax Band ratings have been provided by DirectGov.



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