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36 Rosewood Close, Bridlington, YO16 6UY

Price Guide £185,000

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36 Rosewood Close

Bridlington, YO16 6UY

Price Guide £185,000

Welcome to Rosewood Close in the coastal town of Bridlington. This stunning semi-detached house presents an excellent opportunity for first-time buyers or those looking to downsize.

The property features a modern kitchen, generous reception room, two well-proportioned bedrooms and a modern bathroom.

One of the standout features of this residence is the large rear garden, perfect for enjoying sunny afternoons or hosting gatherings with family and friends. The garden provides a private outdoor space that enhances the overall appeal of the home.

Situated just off Viking Road, this property enjoys a prime location with easy access to the Sandsacre shopping centre, local schools, supermarkets, and bus routes. The north foreshore and the picturesque village of Sewerby are a short distance away.

This home is in immaculate move-in condition, allowing you to settle in without the need for immediate renovations or repairs. It truly must be viewed to appreciate all that it has to offer. Don't miss the chance to make this lovely house your new home.

Entrance:

Composite door opens into a spacious and welcoming inner hall, central heating radiator.

Kitchen:

11'0" x 8'8" (3.36m x 2.65m)

Fitted with a contemporary range of wall and base units, composite sink unit, electric oven and hob with stainless steel extractor over. Integrated fridge/freezer and dishwasher. Plumbing for a washing machine, space for a freestanding fridge and freezer. Part tiled walls, under counter lighting and upvc double glazed window.

Lounge:

15'10" x 11'10" (4.84m x 3.61m)

A generously proportioned rear facing room, enjoying an abundance of natural light from upvc double glazed patio doors providing direct access to the rear garden and a central heating radiator.

First floor:

Access to a part boarded loft space by fitted drop down ladder.

Bedroom:

11'10" x 11'3" (3.61m x 3.45m)

A rear facing double bedroom, upvc double glazed window providing plenty of natural light and a central heating radiator.

Bedroom:

10'4" x 8'8" (3.15m x 2.66m)

A spacious front facing double bedroom, complemented by built in wardrobes, upvc double glazed window and central heating radiator.

Bathroom:

6'11" x 5'7" (2.12m x 1.72m)

Comprising a stylish modern suite with shower cubicle and plumbed in shower, wc and wash hand basin. Part tiled walls, tiled flooring, extractor fan and upvc double glazed window.

Exterior:

To the front of the property is an open plan pebbled garden. To the side elevation is a driveway offering ample off road parking leading to the garage and gated access through to the rear garden.

Garden:

To the rear of the property is a generous, private, south-facing garden, thoughtfully designed for both relaxation and entertaining.
A paved patio area and pebbled section lead onto lawn, complemented by borders planted with shrubs and bushes. A water point and power points provide added practicality.
The garden further benefits from a brick built outbuilding, equipped with power and lighting. A timber built summer house with double doors opening directly onto the garden, creating an ideal space for entertaining and enjoying the garden throughout the year. Also benefiting from power and lighting.

Garage:

17'3" x 8'5" (5.26m x 2.59m)

A brick built garage, up-and-over door, power, lighting, upvc double glazed window and a convenient side courtesy door onto the garden.

Notes:

Council tax band: B

Purchase Procedure:

On acceptance of any offer in order to comply with current Money Laundering Regulations we will need to see both I.D and proof of funds before we can progress with the sale and send the memorandum of sale.

General Notes:

All measurements are approximate and are not intended for carpet dimensions etc. Nicholas Belt (Estate Agency) Ltd have not tested any gas or electrical heating systems, individual heaters, appliances, showers, glazed units, alarms etc. Therefore purchasers should satisfy themselves that any such item is in working order by means of a survey, inspection etc before entering into any legal commitment. PURCHASE PROCEDURE: If after viewing the above property you wish to purchase please contact our office where the staff will be pleased to answer any queries and record your interest. This should be done before contacting any Building Society, Bank, Solicitor or Surveyor. Any delay may result in the property being sold to another interested party and valuation fees and legal expenses are then incurred unnecessarily.

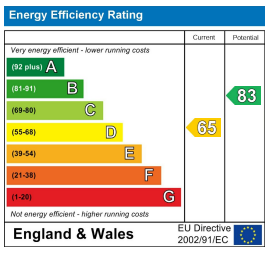
Road Map | Hybrid Map | Terrain Map

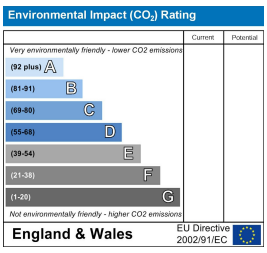
Floor Plan

Viewing

Please contact our Nicholas Belt Office on 01262 672253 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph





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