







Sunrise Drive, Moor Road, Filey, YO14 9GF

- Detached House
- Three Bathrooms
- The Bay Holiday Resort
- No Onward Chain
- Four Bedrooms
- EPC Grade - B

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Guide Price £210,000

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DESCRIPTION

Offered to the market with no onward chain is this well presented four bedroom detached house located on The Bay Holiday Resort. The resort comprises of a range of exclusive on-site amenities including a swimming pool, shops, public house, chemist, and maintained communal spaces with direct access to the expansive Beaches.

Inside the property, the ground floor boasts a spacious open-plan kitchen, dining, and living area, designed for effortless entertaining and relaxation. The kitchen comprises of many integrated appliances such as a dishwasher, washing machine, gas hob, undercounter fridge/ freezer and an electric oven. Two sets of bifold doors open onto the rear garden, flooding the space with natural light and creating a seamless indoor-outdoor connection. A convenient WC and a generously sized bedroom with its own en-suite add to the appeal of the ground floor, offering flexibility for guests.

Upstairs, the property features three well-appointed bedrooms with the main bedroom enjoying the luxury of an en-suite, while the other two bedrooms utilise a family bathroom, ensuring comfort and convenience for all.

Externally, through the bifold doors the property provides an outdoor space, ideal for al fresco dining and at the side is parking for multiple vehicles. This home is perfectly suited for hosting groups or families, offering the perfect setting for memorable getaways or for your very own holiday home.

Tenure Type; Leasehold
Years remaining on lease; 983
Annual Service Charge; Approx. £4,807.60
Ground Rent; included in the service charge.
We understand pets and holiday lets are allowed however AST are not permitted







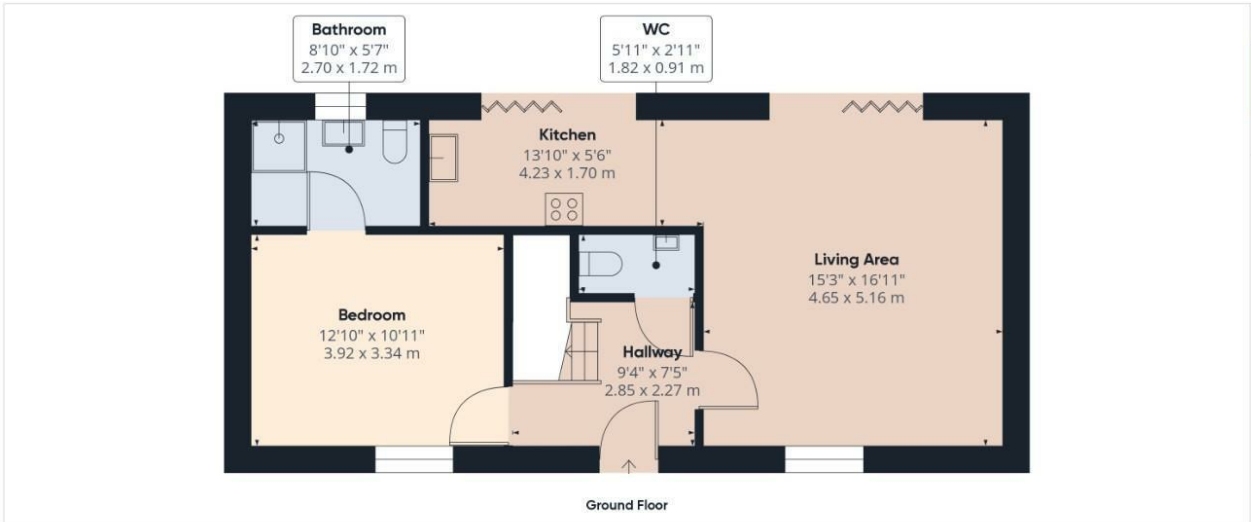


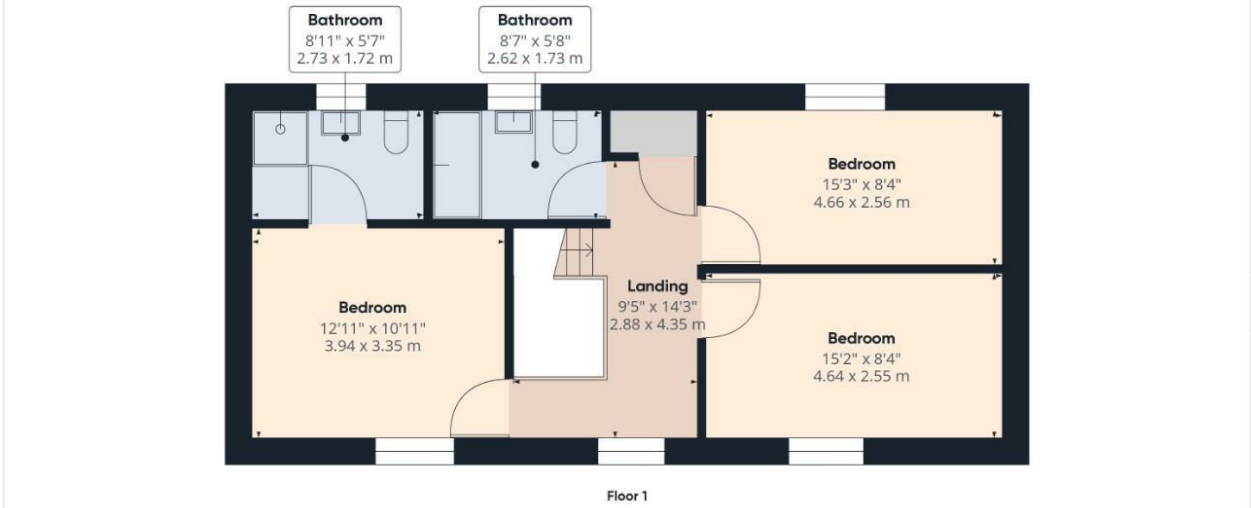

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Approximate total area(1)

1244.95 ft²

115.66 m²

(1) Excluding balconies and terraces

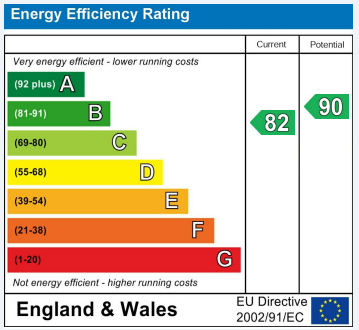
While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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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 filey@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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