



01947 601301

## HOWDALE COTTAGE, FYLINGTHORPE

1 BED COTTAGE



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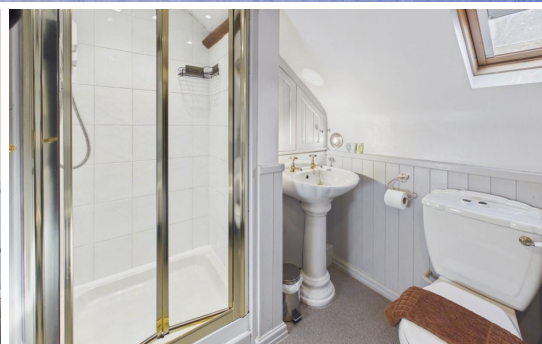
## PROPERTY FEATURES

- Quirky Stone Cottage with Private Garden
- Period Features include Fireplaces & Beamed Ceilings
- Cosy Lounge with Log Burner & Door to the Garden
- Breakfast Kitchen with Oak Cabinets & Appliances
- 1 Double Bedroom & 1 Bathroom with 4-Piece Suite
- South Facing Garden with Patio & Pergola
- Established Holiday Let that comes Fully Furnished
- Close to Village Amenities including Village Shop, Bakery & Pub

Type: **COTTAGE**  
Availability: **FOR SALE**  
Bedrooms: **1**  
Bathrooms: **1**  
Reception Rooms: **1**  
Outside Space: **GARDEN**

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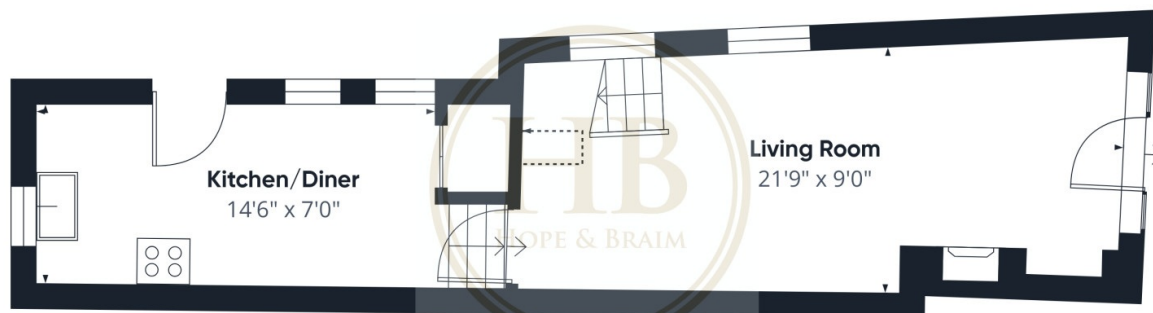
HOWDALE COTTAGE, FYLINGTHORPE- 1 bed Cottage -£250,000



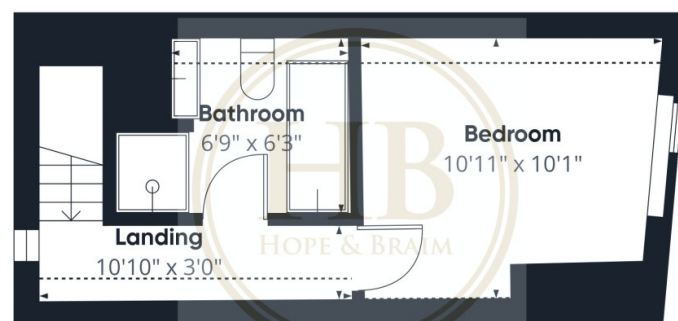
Hope & Braim are delighted to present Howdale Cottage, a quirky stone cottage in the village of Fylingthorpe, a short distance from Robin Hood's Bay. It is currently run as an established holiday let and is offered fully furnished. The cottage would suit buyers looking for a ready-made letting business, a coastal bolthole or a characterful home on the edge of the North York Moors. Character is evident throughout. Period features, including fireplaces and beamed ceilings, give the property a warm and individual feel. The cosy lounge is centred around a log burner, which makes it an inviting space in the colder months. A door opens directly onto the garden, so the living space extends outdoors in summer. The breakfast kitchen is fitted with oak cabinets and appliances and has room for informal dining. The accommodation also includes a double bedroom and a bathroom with a four-piece suite. The cottage has gas central heating and double-glazing throughout. Outside, the private garden is a particular strength of the property. It faces south and has a patio and pergola, giving a sheltered spot for outdoor hot tub. This is also an appealing feature for holiday guests. Fylingthorpe has a good range of day-to-day amenities, including a village shop, bakery and pub, all within easy reach. Robin Hood's Bay lies close by, with its cobbled streets, beach and coastal walks. The wider area offers access to the Cleveland Way, the moors and the historic town of Whitby. Howdale Cottage combines period charm with a proven holiday letting history in a sought-after coastal location. It is an attractive proposition for investors and owner-occupiers alike. Because it is sold fully furnished, it is ready to continue letting or to be lived in from day one



HOWDALE COTTAGE, FYLINGTHORPE- 1 bed Cottage -£250,000



Floor 0



Floor 1



Approximate total area<sup>(1)</sup>

482 ft<sup>2</sup>

Reduced headroom

30 ft<sup>2</sup>

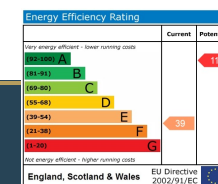
(1) Excluding balconies and terraces

Reduced headroom

..... Below 5 ft

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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Brochure content must not be relied upon as fact and does not form any part of a contract. Measurements are approximate.

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Any floor plans provided should be used for illustrative purposes only and should be used as such by any interested party.

