Guildford Crescent, Bridlington, YO16 6AF

- Semi Detached House
- No Onward Chain
- Gardens
- EPC Grade: B
- Two Bedrooms
- Off Road Parking
- Perfect Investment/First Time Buy

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Asking Price £160,000

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DESCRIPTION

Offered to the market with no onward chain, this well-presented semi-detached home provides an excellent opportunity for first-time buyers, investors, or those looking to downsize. Situated in a popular new residential location off Pinfold Lane in Bridlington, the property is ideally positioned for easy access to the town centre, local amenities, transport links, and a range of well-regarded schools.

The accommodation is thoughtfully arranged and comprises an entrance hallway, convenient ground floor WC, a spacious living room, and a modern kitchen with ample space for dining and doors to the rear garden. To the first floor are two well-proportioned bedrooms and a contemporary family bathroom.

Externally, the property benefits from off-road parking to the front, together with attractive front and rear gardens, providing outdoor space that is easy to maintain and enjoy.

Built in recent years and still benefiting from the remainder of its NHBC warranty, the property offers buyers additional peace of mind and is presented in move-in ready condition throughout.

An early viewing is highly recommended to appreciate both the accommodation and the convenient location on offer.

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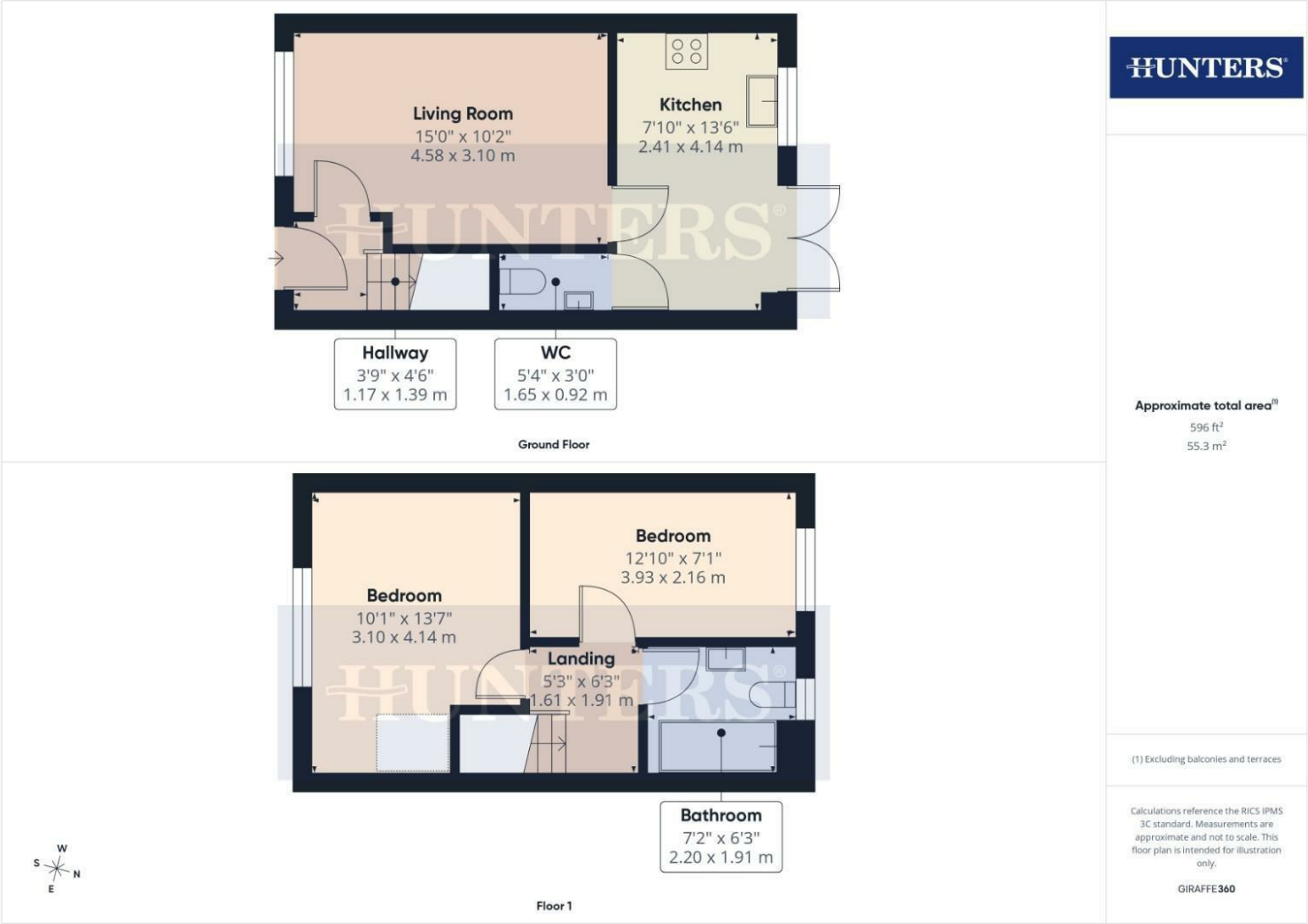
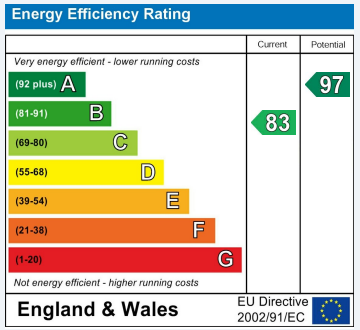


ENERGY PERFORMANCE CERTIFICATE

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.

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