



Ewden Close, Filey, YO14 0DY

- Detached Bungalow
- No Onward Chain
- Corner Plot
- Gardens
- Three Bedrooms
- In Need of Renovation
- Garage & Off Road Parking
- EPC Grade: D

Asking Price £270,000

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HERE TO GET *you* THERE

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Hunters are pleased to present this detached bungalow located on a generous corner plot on Ewden Close, within the popular Wharfedale estate in Filey. Offered to the market with no onward chain, the property presents an excellent opportunity for buyers looking to modernise and create a home tailored to their own tastes.

The accommodation offers a spacious and versatile layout. A central hallway provides access to the main living areas, including a bright and generously sized living room with an adjoining dining area, creating a comfortable space for relaxing and entertaining. The kitchen is well proportioned and offers excellent potential for updating or reconfiguring to suit modern living.



The bungalow provides three bedrooms, offering flexibility for family living, guests or home working. There are also two bathrooms, adding practicality and convenience to the layout.

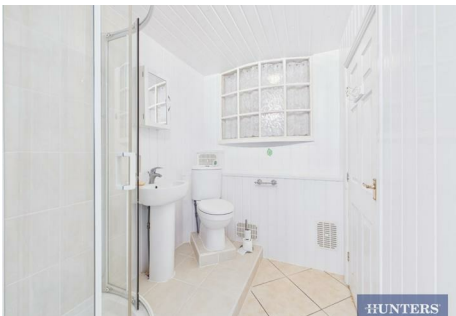
Externally, the property occupies a desirable corner plot with gardens surrounding, providing great potential for landscaping and outdoor seating areas. A detached garage and off-road parking further enhance the practicality of the home.

The property would benefit from a programme of renovation and updating throughout, making it an ideal opportunity for those looking to refurbish, invest or create a long-term home in a sought-after location.

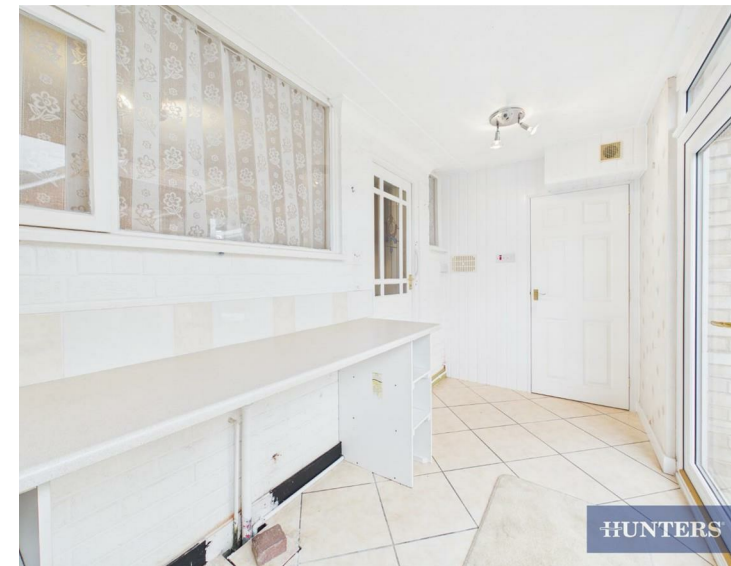


Ewden Close is ideally situated on the popular Wharfedale estate, within close proximity to Filey town centre, the award-winning beach and the beautiful Filey Dams Nature Reserve, perfect for countryside walks and wildlife spotting. Filey is a charming coastal town with a strong community feel, offering a range of shops, cafés, restaurants, doctors surgeries and convenient bus and train links.

This is a fantastic opportunity to acquire a property with great potential in a highly desirable coastal location.



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HMRC Disclaimer - Filey

Should you wish to proceed with an offer on this property we are obliged by HMRC to conduct mandatory Anti Money Laundering Checks. We outsource these checks to our compliance partners at Kotini and they charge a fee for this service.



Ground Floor Building 1



Ground Floor Building 2

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Approximate total area⁽¹⁾
1179 ft²
109.4 m²

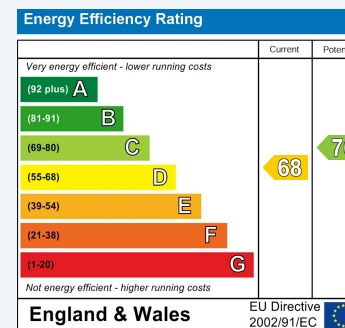
(1) Excluding balconies and terraces

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

GIRAFFE360

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.