



Ryeland Avenue, Bridlington, YO16 6UN

- Semi Detached Bungalow
- Dining Room
- Off-Road Parking & Garage
- Close To Sewerby & Bridlington's North Side Beach
- Two Bedrooms
- Rear Garden
- Desirable Sandsacre Area
- Short Walk To A Convenience Shop

Asking Price £170,000



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DESCRIPTION

Situated in a highly sought-after residential area of Bridlington, this two-bedroom semi-detached bungalow offers well-proportioned accommodation and excellent potential for buyers looking to modernise and personalise a home to their own taste. The property enjoys a convenient location within close proximity to the popular village of Sewerby and its range of local amenities, coastal walks, and transport links.

The accommodation briefly comprises an entrance hallway leading to two good-sized bedrooms, a spacious living room, and a second reception room which could be utilised as a dining room, additional sitting room, or home office. The kitchen provides a practical layout with ample space for storage and appliances, while the bathroom is fitted with a three-piece suite.

While the property would benefit from some modernisation, it offers fantastic potential and represents an excellent opportunity for those looking to create a home suited to their own style and requirements.

Externally, the property benefits from a private driveway providing off-street parking and leading to a detached garage. There is also a garden providing pleasant outdoor space, ideal for relaxing or entertaining.

Offering great potential in a desirable location, early viewing is recommended to fully appreciate this lovely property. Schedule a viewing today!







Ground Floor Building 1



Ground Floor Building 2

HUNTERS

Approximate total area⁽¹⁾
852 ft²
79.1 m²

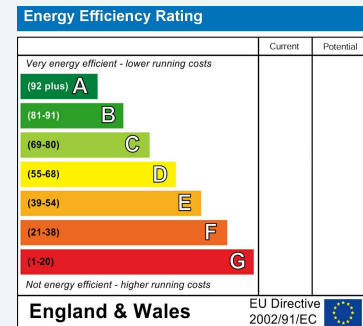
(1) Excluding balconies and terraces

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 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.

HMRC Disclaimer - Bridlington

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.



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