

18 Travis Street
Bridlington
YO15 2EG

ASKING PRICE OF

£135,000

4 Bedroom Mid Terrace House

Ullyotts Est. 1891 Estate Agents

01262 401401



Virtually Staged Dining Room

4 | 2 | 2 | On Road Parking | Gas Central Heating

18 Travis Street, Bridlington, YO15 2EG

Situated within a mid-terrace setting, this generously proportioned property offers accommodation arranged over three floors, making it a particularly versatile home. The ground floor comprises a lounge, separate dining room, kitchen and convenient WC, with the first floor offering two bedrooms, a family bathroom and a separate shower room. Two further bedrooms can be found on the second floor, providing plenty of flexibility for family living, guests or home working. Externally, a rear yard provides useful outdoor space. The property is offered for sale with no onward chain.

Situated just a short distance away from Bridlington town centre, this property enjoys a highly convenient location with everything the town has to offer close at hand. Bridlington provides a fantastic mix of everyday amenities and coastal attractions, with the picturesque harbour, sandy beaches and promenade all within easy reach. The town offers a wide choice of cafés, restaurants, public houses and shops, alongside popular leisure facilities including The Spa, East Riding Leisure Centre, cinema, bowling, arcades and the traditional seafront attractions. Excellent transport links are available via both the railway and bus stations, while a selection of local schools is also close by.

Nestled on the stunning Yorkshire coast, Bridlington is a popular seaside town offering an excellent balance of family living and coastal lifestyle. With its beautiful beaches, scenic walks, parks, leisure facilities and welcoming community, the town provides plenty to enjoy for all ages and makes an appealing place to call home.



Lounge



Virtually Staged Lounge



Dining Room



Kitchen

Accommodation

ENTRANCE HALL

14' 7" x 3' 0" (4.46m x 0.92m)

The property is entered via a glazed uPVC door which opens into the entrance hall, providing access to the lounge and stairs leading to the first-floor landing. The hall also benefits from a radiator.

LOUNGE

14' 1" x 11' 5" (4.30m x 3.49m)

The lounge is a welcoming reception room featuring a box bay window to the front elevation, allowing plenty of natural light. Further features include a radiator, decorative feature wallpaper, coving to the ceiling and a central chandelier light point. Glazed double doors provide access through to the dining room, creating a natural flow between the two reception spaces.

DINING ROOM

11' 5" x 11' 5" (3.50m x 3.48m)

The dining room offers ample space for a dining table and chairs, with vinyl tile-effect flooring and a radiator. A glazed uPVC door provides access to the rear yard, while further doors lead to the kitchen and a convenient ground-floor WC.

KITCHEN

14' 8" x 8' 2" (4.48m x 2.49m)

The kitchen is fitted with a range of white wall, base and drawer units with contrasting black handles and work surfaces, complemented by a tiled upstand. There is a 1½ bowl stainless steel sink with mixer tap, positioned beneath a large window to the side elevation overlooking the rear yard. Fitted appliances include a black Lamona electric oven, electric hob with a decorative splashback and black extractor fan. Further features include tile-effect laminate flooring, a radiator, plumbing and space for a washing machine, together with additional space for freestanding appliances.

WC

6' 3" x 2' 9" (1.92m x 0.84m)

The ground-floor WC is fitted with a WC and corner wash hand basin, together with wood-effect vinyl flooring and an extractor fan.

FIRST FLOOR HALF LANDING

8' 2" x 3' 2" (2.50m x 0.99m)

The first-floor half landing provides access to the main bathroom and separate shower room, with stairs continuing to the full landing.



Bathroom



Shower Room



Bedroom 1



Virtually Staged Bedroom 1

BATHROOM

8' 11" x 8' 3" (2.72m x 2.52m)

The main bathroom comprises a panelled bath with tiled surround and shower attachment, WC and wash hand basin. The room further benefits from tile-effect laminate flooring, a radiator and a window to the rear elevation providing natural light and ventilation.

SHOWER ROOM

5' 1" x 4' 7" (1.56m x 1.41m)

The separate shower room is fitted with a shower cubicle with folding doors and Wet wall surround, incorporating an electric shower. There is also a WC and a small wall-mounted wash hand basin. Further features include tiled flooring, part Wet wall coverings, a small window to the side elevation and an extractor fan.

FIRST FLOOR FULL LANDING

Provides access to the two additional bedrooms.

BEDROOM 1

13' 10" x 11' 5" (4.23m x 3.50m)

Bedroom one features an attractive stained-glass window to the front elevation, an alcove with a useful display shelf. The room also benefits from a radiator and a storage cupboard which houses the gas central heating boiler.

BEDROOM 2

11' 6" x 9' 3" (3.51m x 2.82m)

Bedroom two offers a window to the rear elevation and a radiator.

SECOND FLOOR LANDING

4' 10" x 2' 2" (1.49m x 0.67m)

The second floor landing benefits from a window to the rear elevation and doors to the two further bedrooms.

BEDROOM 3

12' 1" x 11' 2" (3.70m x 3.41m)

Bedroom three enjoys a window to the front elevation and benefits from coving to the ceiling, a radiator and a useful storage cupboard with light.

BEDROOM 4

11' 3" x 9' 7" (3.45m x 2.93m)

Bedroom four offers a window to the rear elevation, a radiator and useful partially covered storage space.

CENTRAL HEATING

Gas fired central heating to radiators. The boiler also provides domestic hot water.



Bedroom 2



Virtually Staged Bedroom 2



Bedroom 3



Virtually Staged Bedroom 3

DOUBLE GLAZING
UPVC double glazing throughout.

PARKING
On street.

OUTSIDE
To the rear of the property is a paved yard, providing an enclosed outdoor space with convenient access for bins.

To the front the property sits behind a low level, fence topped wall with gated access to a hard standing frontage with access to the front entrance.

TENURE
We understand that the property is freehold and is offered with vacant possession upon completion.

SERVICES
All mains services are available at the property.

COUNCIL TAX BAND - TBC

ENERGY PERFORMANCE CERTIFICATE - RATED C

NOTE
Heating systems and other services have not been checked.

All measurements are provided for guidance only.

None of the statements contained in these particulars as to this property are to be relied upon as statements or representations of fact. In the event of a property being extended or altered from its original form, buyers must satisfy themselves that any planning regulation was adhered to as this information is seldom available to the agent.

Floor plans are for illustrative purposes only.

VIEWING
Strictly by appointment with Ullyotts 01262 401401 - Option 1.

Regulated by RICS

The digitally calculated floor area is 126 sq m (1,356 sq ft). This area may differ from the floor area on the Energy Performance Certificate.



Floor 0



Floor 1

Floor 2



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Approximate total area(1)

109.6 m²

1180 ft²

Reduced headroom

0.5 m²

5 ft²

(1) Excluding balconies and terraces

Reduced headroom

Below 1.5 m/5 ft

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

GIRAFFE360


18 Travis Street
BRIDLINGTON
Old Town
Sewerby
West Hill
Hilderthorpe
North Sands
Grange Farm
White Hill
Hill Field
County Farm
Cote Walls Plantation
Crow Plantation
Stackyard Plantation
Westfield Plantation
Middle Wood
Bessingby Beck
Bridlington
Sports/Leisure Centre
Fire Station
Police Station
Hospital
Medical Care
Education Facility
Library
Promap
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