



01947 601301



## 2 LINKS VIEW, WHITBY

3 BED DETACHED BUNGALOW



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## PROPERTY FEATURES

- Detached Dormer Bungalow close to the Coast
- Light & Spacious Living Room with French Doors
- Modern Kitchen with High Gloss Cabinets & Granite Worktops
- Downstairs Bedroom & Bathroom Suite
- 3 Double Bedrooms, Study & 2 Bathrooms
- Gas Central Heating, Solar-Energy & Double & Triple-Glazing
- Integral Garage & Separate Utility Room
- Conservatory with Views over the Golf Course
- Lawned Gardens with West-Facing Patio
- Close to the White House Pub & Whitby Golf Course

Type: **DETACHED BUNGALOW**

Availability: **FOR SALE**

Bedrooms: **3**

Bathrooms: **2**

Reception Rooms: **2**

Parking: **DRIVEWAY, GARAGE**

Outside Space: **GARDEN**

Tenure: **FREEHOLD**

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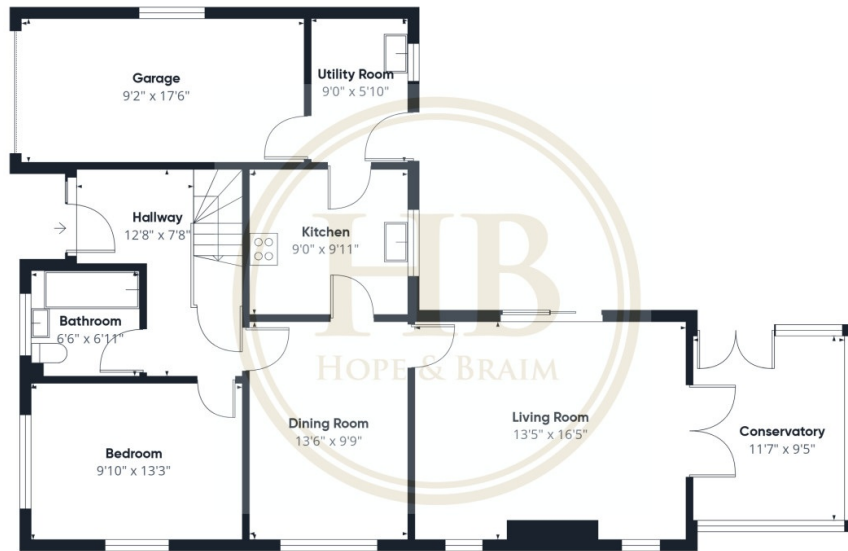
2 LINKS VIEW, WHITBY- 3 bed Detached Bungalow -£550,000



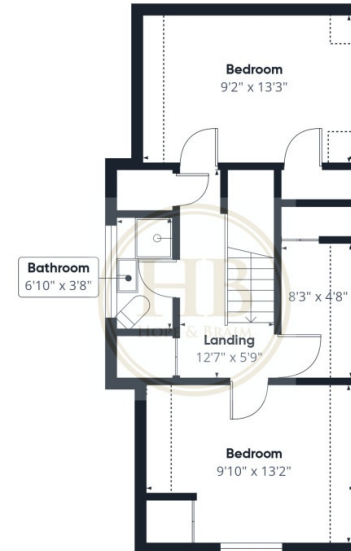
Hope & Braim are delighted to present this well-proportioned detached dormer bungalow, offering flexible and generously sized accommodation across two floors, positioned within easy reach of the coast and overlooking the fairways of Whitby Golf Course. The ground floor provides an impressive degree of versatility, with a light and spacious living room featuring French doors, a separate dining room, and a modern kitchen fitted with high-gloss cabinetry and granite worktops. A separate utility room keeps household practicalities neatly out of sight. A downstairs bedroom and bathroom suite add considerable flexibility, equally suited to guest accommodation, multigenerational living, or single-level use if required. The conservatory is a particular asset, with underfloor heating, enjoying direct views over the golf course and providing a calm, pleasant space throughout the seasons. To the first floor, two double bedrooms are served by a second bathroom with a shower suite, with a study offering dedicated workspace or a further flexible room depending on the needs of the occupier. Gas central heating, solar-energy and double and triple glazing are installed throughout, ensuring comfort and efficiency year-round. Outside, well-maintained lawned gardens wrap the property with a west-facing patio to the rear, an ideal spot to make the most of afternoon and evening sun. The integral garage provides secure parking and additional storage. The location is well regarded, sitting close to Whitby Golf Course and the White House pub, with the coast, town centre, and wider amenities all within convenient reach. The combination of a quiet residential setting and easy access to Whitby's coastline and facilities makes this an attractive proposition for a broad range of buyers.



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Floor 0



Floor 1



Approximate total area<sup>(1)</sup>  
1482 ft<sup>2</sup>

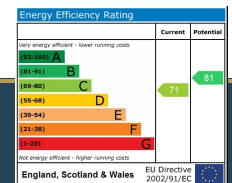
Reduced headroom  
53 ft<sup>2</sup>

(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.

GIRAFFE360



Disclaimer: This brochure and property details are a representation of the property offered for sale or rent, as a guide only. Brochure content must not be relied upon as fact and does not form any part of a contract. Measurements are approximate. No fixtures or fittings, heating system or appliances have been tested, nor are they warranted by Hope & Braim or any staff member in any way as being functional or regulation compliant. Hope & Braim do not accept any liability for any loss that may be caused directly or indirectly by the brochure content, all interested parties must rely on their own, their surveyor's or solicitor's findings. We advise all interested parties to check with the local planning office for details of any application or decisions that may be consequential to your decision to purchase or rent any property. Any floor plans provided should be used for illustrative purposes only and should be used as such by any interested party.

