





£275,000

I WOODVILLE AVENUE, SCARBOROUGH, YOI 2 6DL

- Semi-Detached Extended House
- Three Bedrooms
- Open Plan Living Kitchen
- Integral Garage

SITUATED ON A QUIET CUL DE SAC IN THE EVER-POPULAR NORTH SIDE NEWLANDS LOCATION OF SCARBOROUGH IS THIS WELL PRESENTED AND EXTENDED THREE DOUBLE BEDROOM SEMI DETACHED HOUSE. SUPERB OPEN PLAN LIVING KITCHEN DINER, LOW MAINTENANCE GARDENS, TWO BATHROOMS, FURTHER POTENTIAL TO CREATE MORE BEDROOMS.





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Agents work. Writist every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

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GROUND FLOOR 772 sq.ft. (71.7 sq.m.) approx. 1ST FLOOR 539 sq.ft. (50.0 sq.m.) approx.





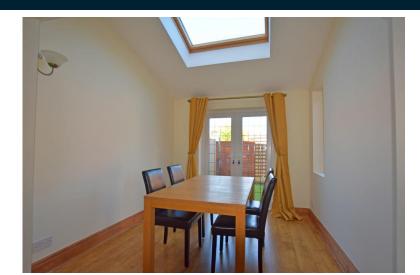
TOTAL FLOOR AREA: 1310 sq.ft. (12.1.7 sq.m.) approx.
Whilst every alternet has been made to ensure the accuracy of the tisosplan contained here, measurement of doors, windows, rooms and any other terms are approximate and no responsibility to taken for any error prospective purchaser. The services, systems and appliances shown have not been tested and no guarante and the property of the property



Property Description

This good-looking semi-detached house when briefly described comprises, entrance hall, bay fronted lounge, open plan lounge/dining kitchen and integral garage to the ground floor. On the first floor are three well-appointed bedrooms, bathroom and shower room which could be reconfigured to lose a shower room and create a fourth bedroom. There is also a boarded loft room above. The house has low maintenance gardens and is close proximity to a wealth of local amenities and attractions.











GROUND FLOOR

ENTRANCE HALL

LOUNGE 14' 9" x 11' 5" (4.5m x 3.48m)

KITCHEN 15' 2" x 16' 5" (4.62m x 5m) L shaped max

LOUNGE/DINER 21' 6" x 10' 4" (6.55m x 3.15m)

FIRST FLOOR

LANDING

BEDROOM 15' x 10' 6" (4.57m x 3.2m)

BEDROOM 11'8" x 10'6" (3.56m x 3.2m)

BEDROOM 16' 2" x 7' 5" (4.93m x 2.26m)

BATHROOM

SHOWER ROOM

LOFT ROOM

OUTSIDE

GARDEN

GARAGE