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4 Osgodby Close, Scarborough

Guide Price £220,000





## 4 Osgodby Close

Scarborough, Scarborough

- TWO BEDROOM SEMI-DETACHED DORMER BUNGALOW
- FEATURE UPSTAIRS LOUNGE, DINING/SNUG ROOM & CONSERVATORY
- WRAP AROUND GARDENS, OFF-STREET PARKING & GARAGE
- OFFERED TO THE MARKET WITH NO ONWARD CHAIN
- SET WITHIN THE SOUGHT AFTER VILLAGE OF OSGODBY

We are delighted to present this charming two bedroom semi-detached dormer bungalow, perfectly positioned in the sought after village of Osgodby and offered to the market with no onward chain.

Step inside and discover a bright and welcoming layout, featuring a unique upstairs lounge that's perfect for relaxing or entertaining guests. The dining/snug room offers a cosy retreat for dining, movie nights or quiet reading, while the conservatory brings in plenty of natural light, creating a lovely spot to enjoy your morning coffee. Both bedrooms are well-proportioned and thoughtfully arranged, making this home ideal for couples, small families, or those looking to downsize without compromising on comfort. The kitchen is practical and neatly presented, ready for you to add your own personal touch. With its versatile living spaces and inviting atmosphere, this property offers plenty of options to suit your lifestyle, whether you need space to work from home or simply want room to unwind.

Situated in a friendly and peaceful village community, you'll find local amenities within proximity and excellent transport links for easy commuting. Early viewing is highly recommended to fully appreciate all this delightful home has to offer - book your viewing today.

Council Tax band: C

Tenure: Freehold

EPG Energy Efficiency Rating: D





## GROUND FLOOR

### Entrance Hall

20' 4" x 4' 7" (6.20m x 1.40m)

### Kitchen

13' 1" x 7' 10" (4.00m x 2.40m)

### Dining Room/Snug

10' 10" x 8' 10" (3.30m x 2.70m)

### Conservatory

10' 10" x 10' 2" (3.30m x 3.10m)

### Bedroom/Lounge

17' 5" x 10' 10" (5.30m x 3.30m)

### Bedroom

11' 6" x 10' 10" (3.50m x 3.30m)

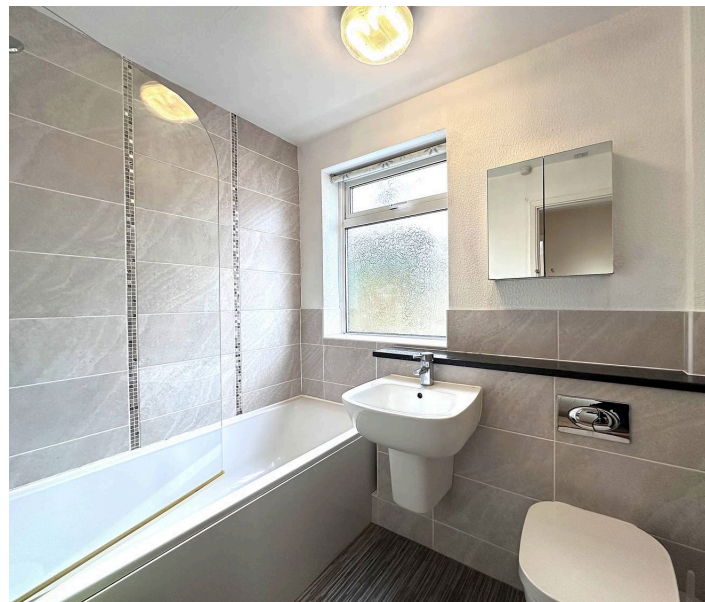
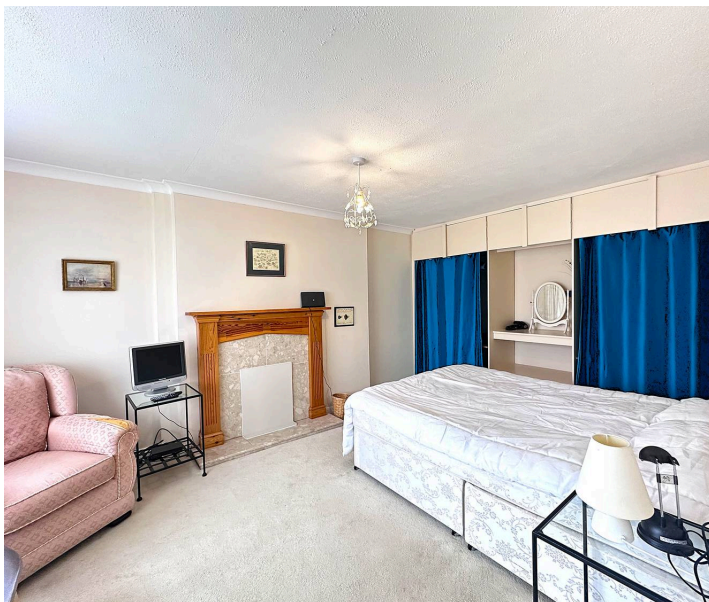
### Bathroom

7' 3" x 5' 7" (2.20m x 1.70m)

## FIRST FLOOR

### Lounge/Bedroom

18' 8" x 18' 8" (5.70m x 5.70m)

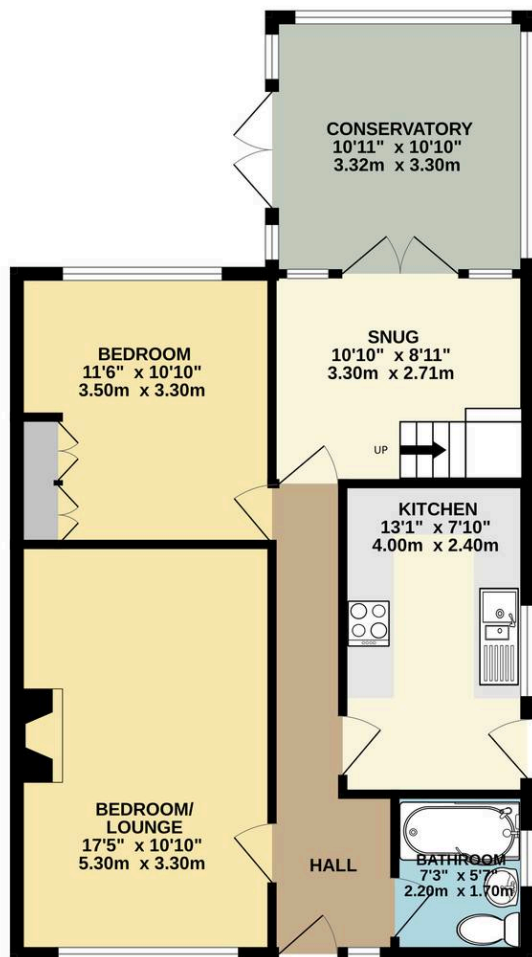


## HMRC DISCLAIMER

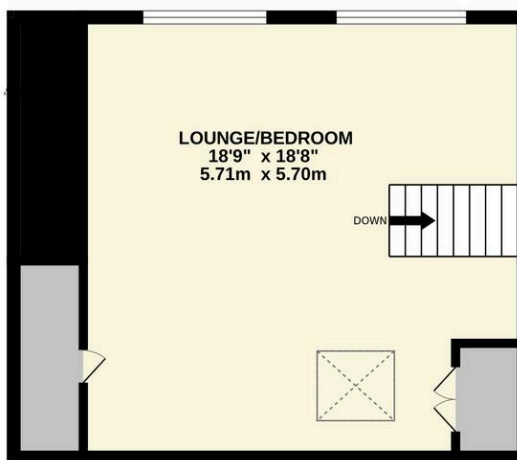
If you have an offer accepted on this property, we are obliged by HMRC to conduct mandatory Anti Money Laundering Checks. We outsource these checks to our compliance partners at Landmark and Lifetime Legal. They charge a fee for this service. For further information, please contact our office.



GROUND FLOOR  
738 sq.ft. (68.5 sq.m.) approx.



1ST FLOOR  
379 sq.ft. (35.2 sq.m.) approx.



TOTAL FLOOR AREA : 1116 sq.ft. (103.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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With you every step of the way



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NOTE: These particulars are intended only as a guide to prospective Purchasers to enable them to decide whether to make further enquiries with a view to taking up negotiations but they are otherwise not intended to be relied upon in any way for any purpose whatsoever and accordingly neither their accuracy nor the continued availability of the property is in any way guaranteed and they are furnished on the express understanding that neither the Agents nor the Vendors are to be or become under any liability or claim in respect of their contents. Any prospective Purchaser must satisfy himself by inspection or otherwise as to the correctness of the particulars contained. C132