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107 Aysgarth Rise, Bridlington, YO16 7HU

Price Guide £144,950



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This semi detached house is located within a popular residential area just off Marton Road, Bridlington. Within close proximity there are primary and secondary schools, a supermarket, local shops, post office and a public house & restaurant. The house is located close to a regular bus route with links to the town centre.

The property comprises: Ground floor: lounge and kitchen/diner. First floor: three bedrooms and house bathroom. Exterior: Gardens, private driveway with extensive parking. large double shed. UPVC double glazing and gas central heating. No ongoing chain.

Entrance:

Upvc double glazed door leads into inner hall, central heating radiator.

Lounge:

15'11" x 10'5" max (4.87m x 3.18m max)

A front facing room, fireplace with electric fire, upvc double glazed window and two central heating radiators.

Kitchen/diner:

13'5" x 8'8" (4.11m x 2.65m)

Fitted with a range of base and wall units, stainless steel sink unit, electric oven and hob. Tiled floor, part wall tiled, understairs storage cupboard, gas boiler, central heating radiator and upvc double glazed patio doors onto the garden.

First floor:

Upvc double glazed window and built in storage cupboard housing hot water tank.

Bedroom one:

10'5" x 8'9" (3.18m x 2.67m)

A front facing double room, built in wardrobes, upvc double glazed window and central heating radiator.

Bedroom two:

10'0" x 5'6" (3.06m x 1.68m)

A rear facing double room, built in wardrobe, upvc double glazed window and central heating radiator.

Bedroom three:

6'10" x 5'9" (2.10m x 1.76m)

A rear facing single room, upvc double glazed window and central heating radiator.

Bathroom:

Comprises a white modern suite, bath, wash hand basin with vanity unit and WC. Extensive tiling, extractor and central heating radiator.

Exterior:

To the front of the property is a open plan garden which is mainly stoned. To the side elevation is a private driveway with ample parking.

Garden:

To the rear of the property is a good size south facing garden. Large timber shed, water point and security lights.

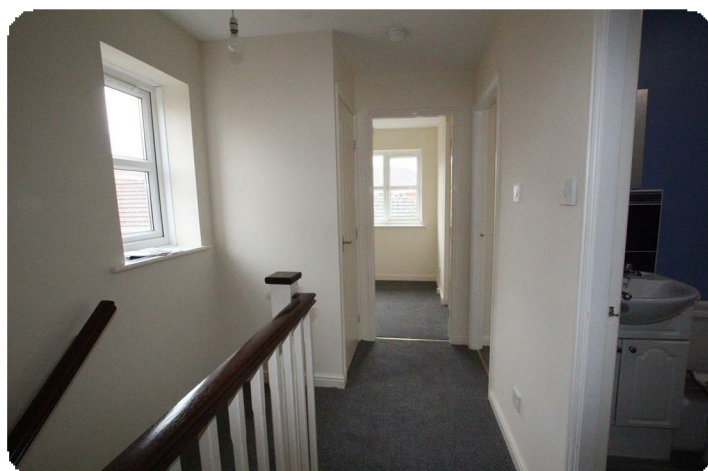
Purchase procedure

Council tax band: C

On acceptance of any offer in order to comply with current Money Laundering Regulations we will need to see both I.D and proof of funds before we can progress with the sale and send the memorandum of sale.

General Notes:

All measurements are approximate and are not intended for carpet dimensions etc. Nicholas Belt (Estate Agency) Ltd have not tested any gas or electrical heating systems, individual heaters, appliances, showers, glazed units, alarms etc. Therefore purchasers should satisfy themselves that any such item is in working order by means of a survey, inspection etc before entering into any legal commitment. PURCHASE PROCEDURE: If after viewing the above property you wish to purchase please contact our office where the staff will be pleased to answer any queries and record your interest. This should be done before contacting any Building Society, Bank, Solicitor or Surveyor. Any delay may result in the property being sold to another interested party and valuation fees and legal expenses are then incurred unnecessarily.



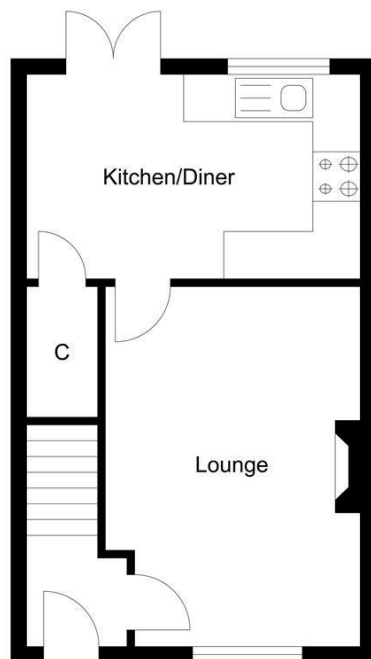
Road Map

Hybrid Map

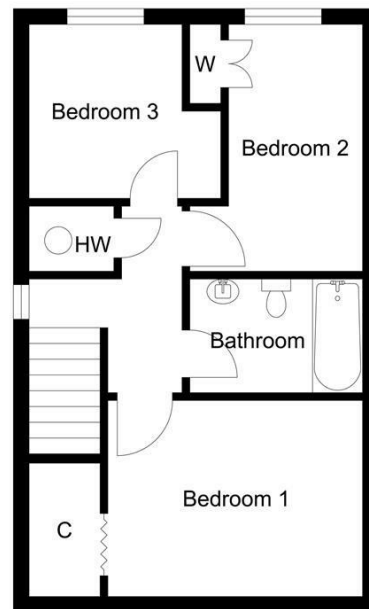
Terrain Map



Floor Plan



Ground Floor



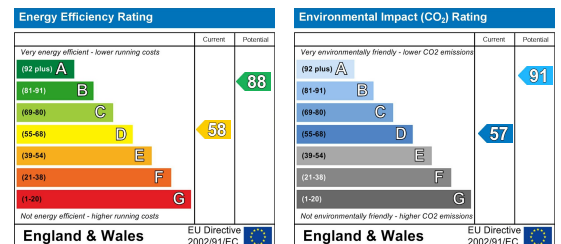
First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.

Viewing

Please contact our Nicholas Belt Office on 01262 672253 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.