



**HUNTERS**<sup>®</sup>  
HERE TO GET *you* THERE

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HUNTERS

# Asquith Avenue, Scarborough

£135,000

**HUNTERS**<sup>®</sup>  
HERE TO GET *you* THERE

Welcome to this end-terrace property which offers a spacious and versatile layout, ideal for family living. The ground floor features two inviting reception rooms, perfect for entertaining or creating separate living and dining areas, along with a large kitchen providing ample workspace and storage.

Upstairs, there are three well-proportioned bedrooms and a family bathroom, ensuring comfort and practicality throughout. Externally, the property benefits from a low-maintenance garden, ideal for outdoor relaxation, and the convenience of one off road parking space.

Situated within the ever-popular Falsgrave/Seamer Road area, a wealth of amenities are presented at hand including local supermarkets, a range of popular eating and drinking establishments, a choice of popular junior schools and is within a close proximity from 'Falsgrave Park'.

Positioned in a sought-after location, this home combines charm, functionality, and excellent potential – a must-see for first time buyers, investors and families.

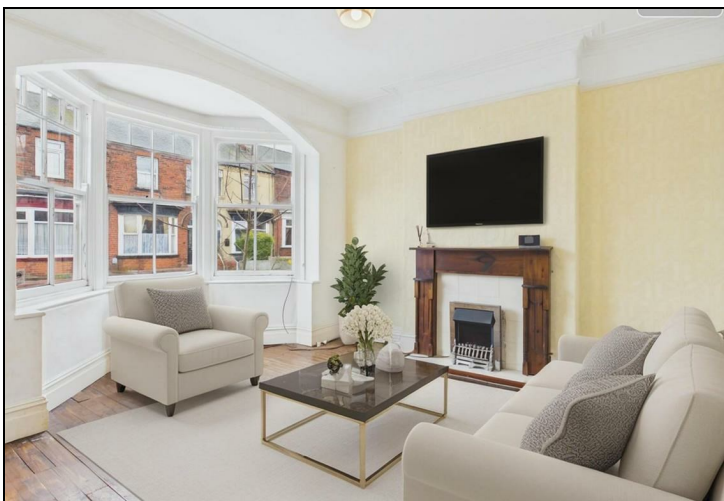
33 Huntriss Row, Scarborough, YO11 2ED | [01723 336760](tel:01723336760)  
[scarborough@hunters.com](mailto:scarborough@hunters.com) | [www.hunters.com](http://www.hunters.com)

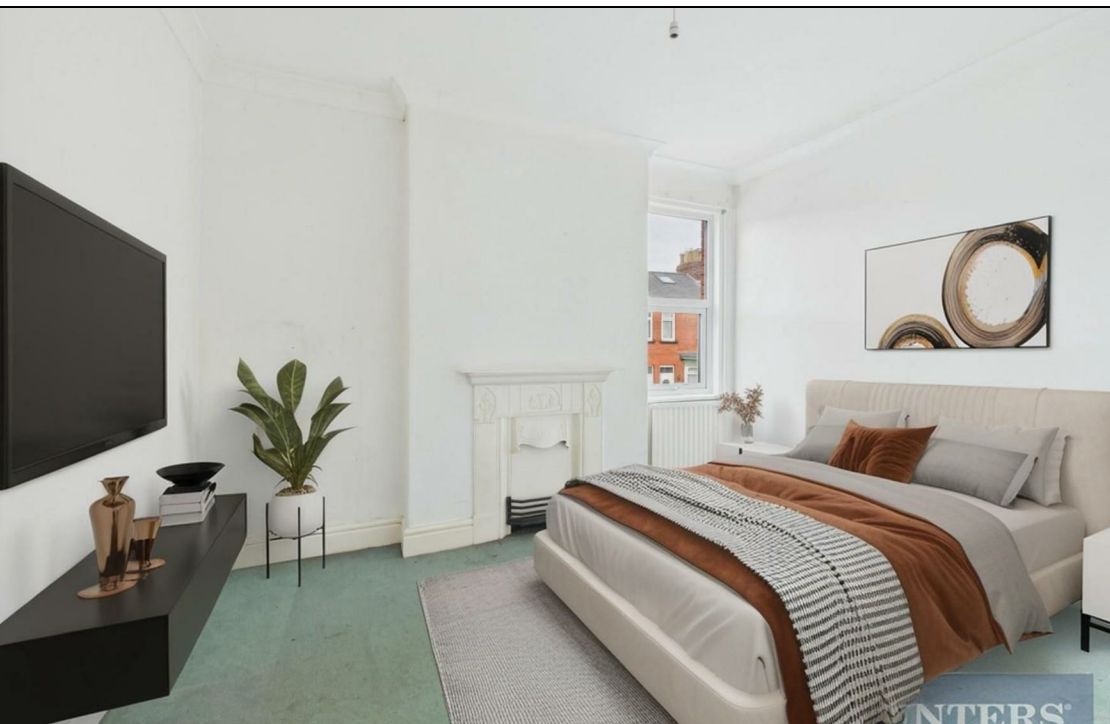


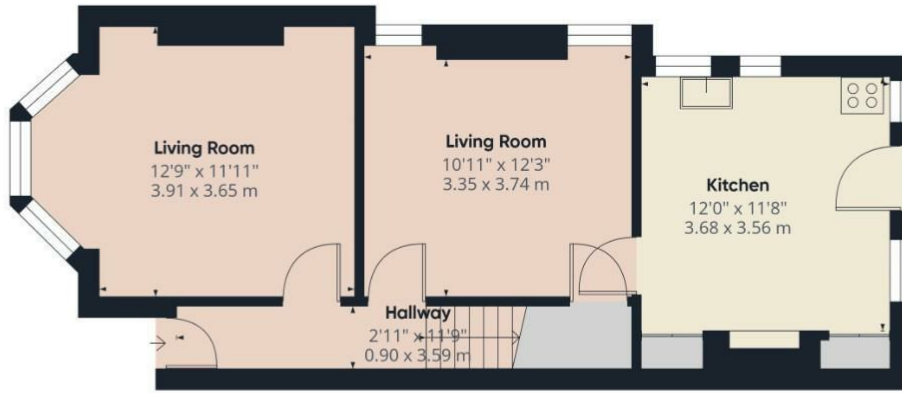
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## KEY FEATURES

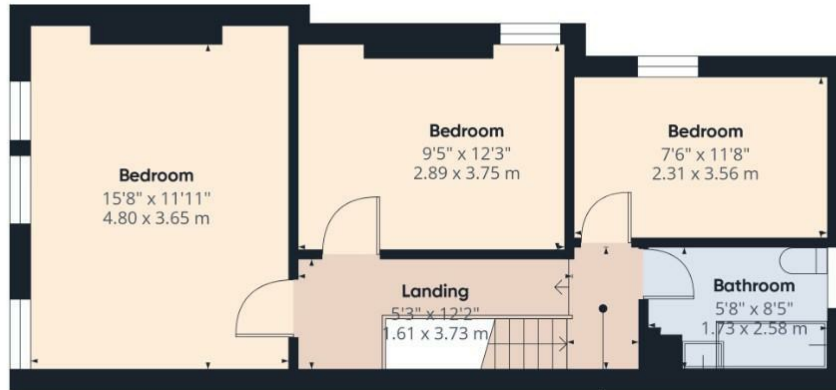
- End Terrace Home
  - Large Kitchen
- Two Reception Rooms
- Three Double Bedrooms
- Low Maintenance Garden
- One Off Road Parking Space







Ground Floor



Landing  
5'8" x 3'1"  
1.75 x 0.95 m

Floor 1

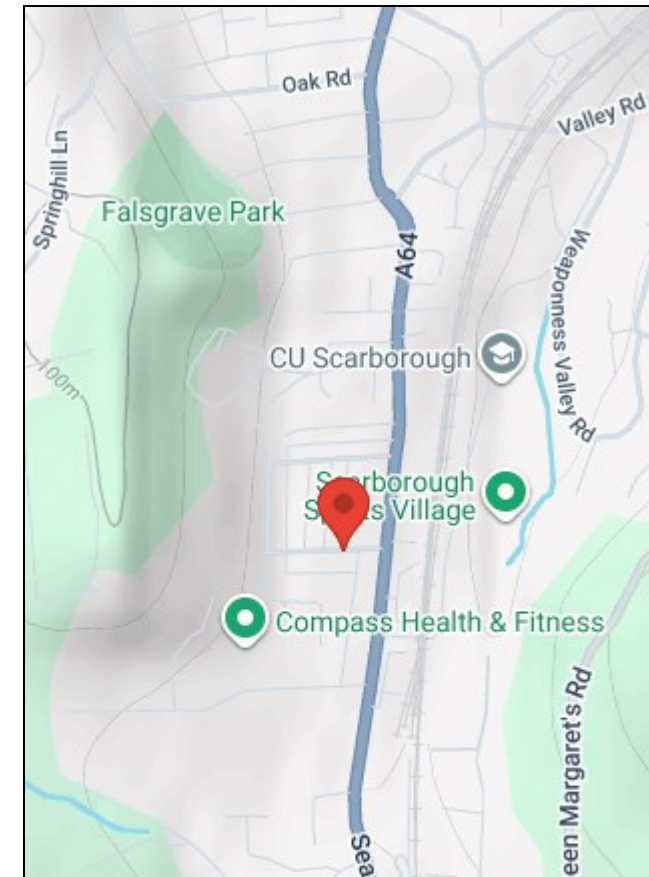


Approximate total area<sup>(1)</sup>  
1033 ft<sup>2</sup>  
96.1 m<sup>2</sup>

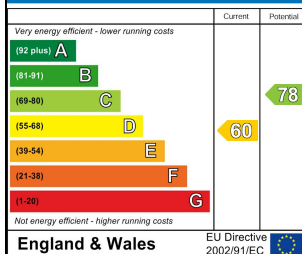
(1) Excluding balconies and terraces

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

GIRAFFE 360

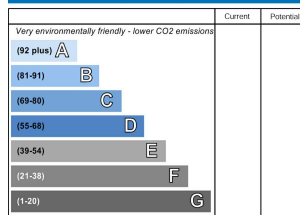


Energy Efficiency Rating



England & Wales EU Directive 2002/91/EC

Environmental Impact (CO<sub>2</sub>) Rating



England & Wales EU Directive 2002/91/EC

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