



Trinity Road, Scarborough, YO11 2TD

- Characterful Victorian mid-terrace home
- Two spacious reception rooms
- Small front garden adding kerb appeal
- Original features including high ceilings and bay windows
- Multiple bedrooms across three floors
- Popular Trinity Road location close to town, schools and the coast

Asking Price £330,000



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DESCRIPTION

Nestled on the ever-popular Trinity Road in Scarborough, this charming mid-terrace home beautifully combines original Victorian character with practical modern living, making it an ideal choice for families or those seeking a characterful coastal property.

From the outset, the property offers a welcoming feel, set behind a small front garden which adds to its kerb appeal and provides a pleasant buffer from the street. Internally, the home retains a wealth of original features, including high ceilings, bay windows and period detailing, all of which enhance the sense of space and charm throughout.

The ground floor offers generous and versatile living accommodation, with two well-proportioned reception rooms, ideal for both relaxing and entertaining. A fitted kitchen sits to the rear, along with a useful separate utility/laundry space, adding practicality for day-to-day living. Across the upper floors, the property provides multiple bedrooms, offering flexibility for growing families, home working or guest accommodation. The layout is well-balanced, with bathrooms conveniently positioned across the levels to suit modern living.

Trinity Road is a well-established and sought-after location, popular with families due to its close proximity to highly regarded schools, local shops and everyday amenities. The property is within easy reach of Scarborough town centre, offering a wide range of supermarkets, independent retailers, cafes and restaurants. Excellent transport links are nearby, including access to the train station and regular bus routes, making it convenient for commuting or travelling further afield.

For those who enjoy the outdoors, the property is ideally positioned to take advantage of Scarborough's stunning coastline, with both the North and South Bay beaches within easy reach, along with scenic coastal walks, parks and open green spaces.

A fantastic opportunity to acquire a spacious period home in a desirable location.

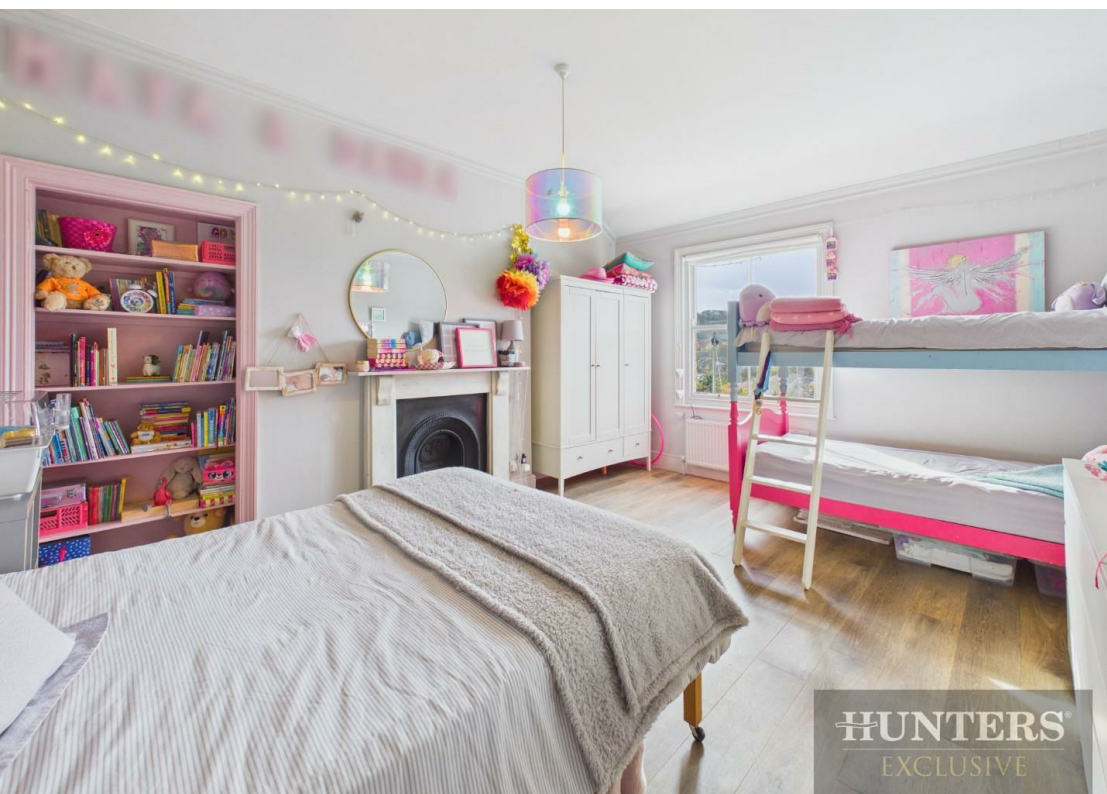




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Approximate total area⁽¹⁾
 2245 ft²
 208.6 m²

Reduced headroom
 2 ft²
 0.2 m²

(1) Excluding balconies and terraces

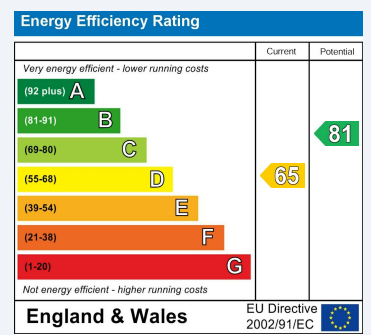
Reduced headroom
 Below 5 ft/1.5 m

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

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ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

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Viewings

Please contact scarborough@hunters.com, if you wish to arrange a viewing appointment for this property or require further information.

Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.



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