



Sea View Drive, , Scarborough, YO11 3JS

- Detached Family Home
- Bright Conservatory
- Driveway & Integral Garage
- Three Bedrooms
- Private Rear Garden
- Sought-After Residential Location

£310,000



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DESCRIPTION

Hunters are delighted to present this well-proportioned detached family home, ideally situated on the sought-after Sea View Drive. Offering spacious accommodation across two floors, the property benefits from three bedrooms, a bright conservatory, a private rear garden, off-road parking, an integral garage and a fully boarded loft with electricity, providing excellent additional storage, making it an excellent choice for families, professionals or those looking for additional space.

The accommodation briefly comprises a welcoming entrance hallway leading through to a spacious living room, providing ample space for both relaxing and dining. The fitted kitchen offers a range of wall and base units with access to a practical utility room, while the adjoining conservatory overlooks the rear garden and provides the perfect space to relax or entertain throughout the year. To the first floor are three bedrooms and a family bathroom, offering flexible accommodation to suit a variety of lifestyles.

Externally, the property enjoys a private rear garden, ideal for outdoor dining, entertaining or family enjoyment, together with a driveway providing off-road parking and an integral garage offering additional storage or secure parking.

Occupying a desirable position on Sea View Drive, the property is conveniently located close to a range of local amenities, including supermarkets, shops, cafés and well-regarded schools. Scarborough town centre, the North Bay, beautiful coastal walks and the North York Moors National Park are all within easy reach, while excellent transport links provide convenient access to surrounding villages and neighbouring towns. This superb location offers the perfect balance of coastal living and everyday convenience, making it an ideal home for families, professionals and retirees alike.





Approximate total area^(m)

1063 ft²
98.8 m²

(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.

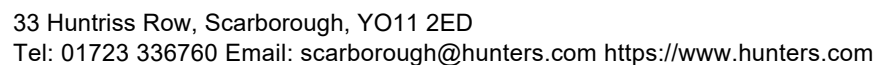
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The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not energy efficient - higher running costs</i>		65	82
England & Wales		EU Directive 2002/91/EC	

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.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.



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