

HUNTERS®

HERE TO GET *you* THERE



Weaponness Valley Road
Scarborough, YO11 2JG

Offers In Excess Of £200,000



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Entrance Hall

UPVC front door, porch area, storage cupboard, loft access, radiator and power points.

Lounge

15'10" x 10'11" (4.84 x 3.33)

UPVC double glazed window to the front aspect, UPVC double glazed window to the side aspect, electric feature fireplace, radiator, TV point, and power points.

Kitchen

9'10" x 9'10" (3.01 x 3.00)

UPVC double glazed window to the front aspect, UPVC double glazed window to the rear aspect, laminated laid wood style floor, range of wall and base units with roll top work surfaces, tiled splash back, plumbed for washing machine, sink and drainer unit, space for fridge/freezer, electric oven, electric hob, radiator and power points.

Bedroom 1

12'3" x 10'11" (3.75 x 3.33)

UPVC double glazed window to the rear aspect, fitted wardrobes, radiator, separate cupboard housing boiler and power points.

Bedroom 2

8'9" x 9'10" (2.69 x 3.01)

Rear facing double-glazed sliding door leading to patio, radiator and power points.

Shower room

6'10" x 5'4" (2.10 x 1.64)

UPVC double glazed window to the side aspect, enclosed shower unit, low flush WC, wash hand basin with pedestal, fully tiled walls and extractor fan.

Garden

Mainly laid to lawn with plant and shrub boarders, patio area and rear entrance.

Garage

Up and over door.

Parking

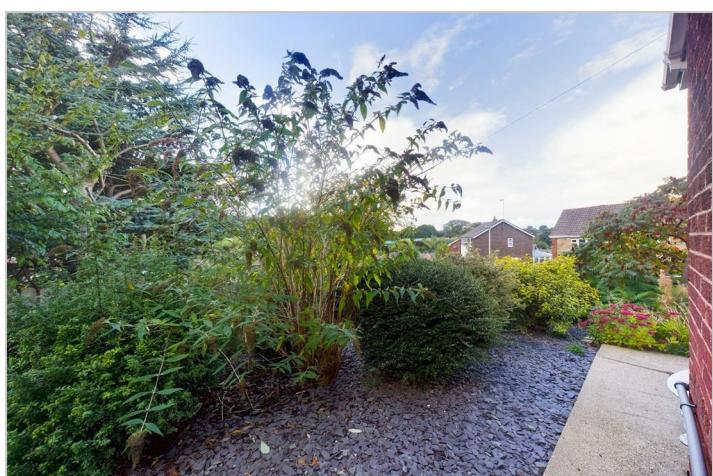
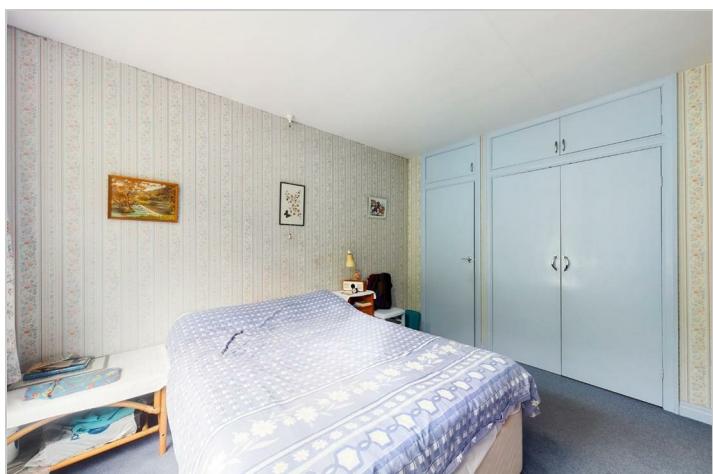
Private parking on drive with carport.

Agents Notes

EPC- D

Council Tax- C

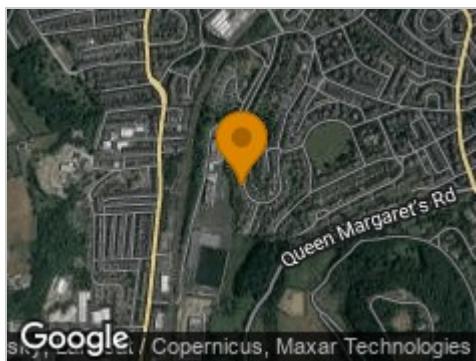
Freehold.



Road Map



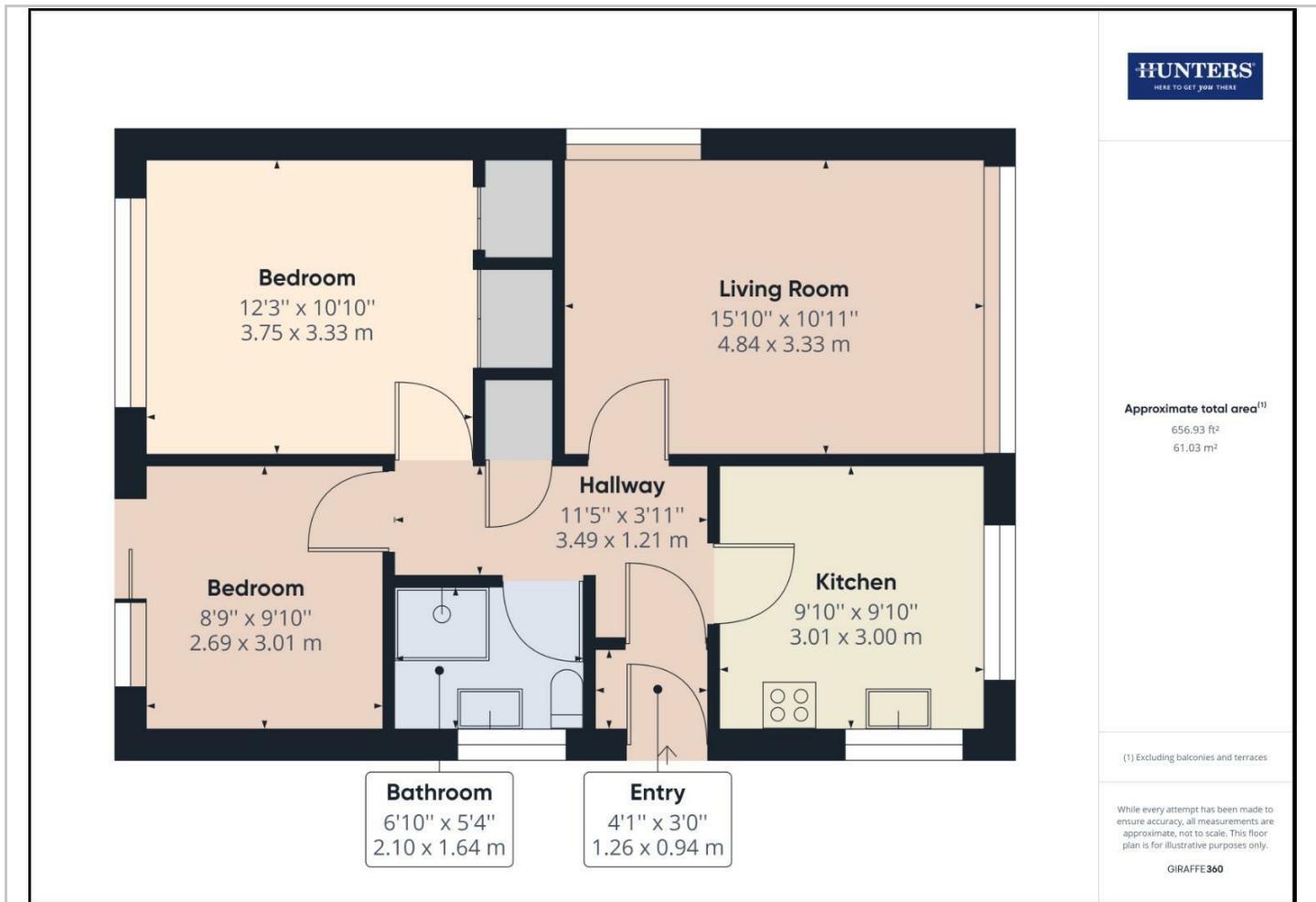
Hybrid Map



Terrain Map



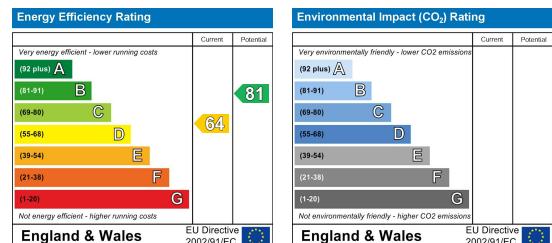
Floor Plan



Viewing

Please contact our Hunters Scarborough Office on 01723 336760 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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.