



Scalby Road, Scarborough
YO12 6ED



Offers In Excess Of
£280,000

HUNTERS®
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Scalby Road, Scarborough

DESCRIPTION

Hunters are pleased to bring to the market this stunning home offering a perfect blend of style, comfort, and functionality, making it ideal for family living. Finished to a high standard throughout, the property boasts contemporary interiors designed to create a warm and welcoming atmosphere.

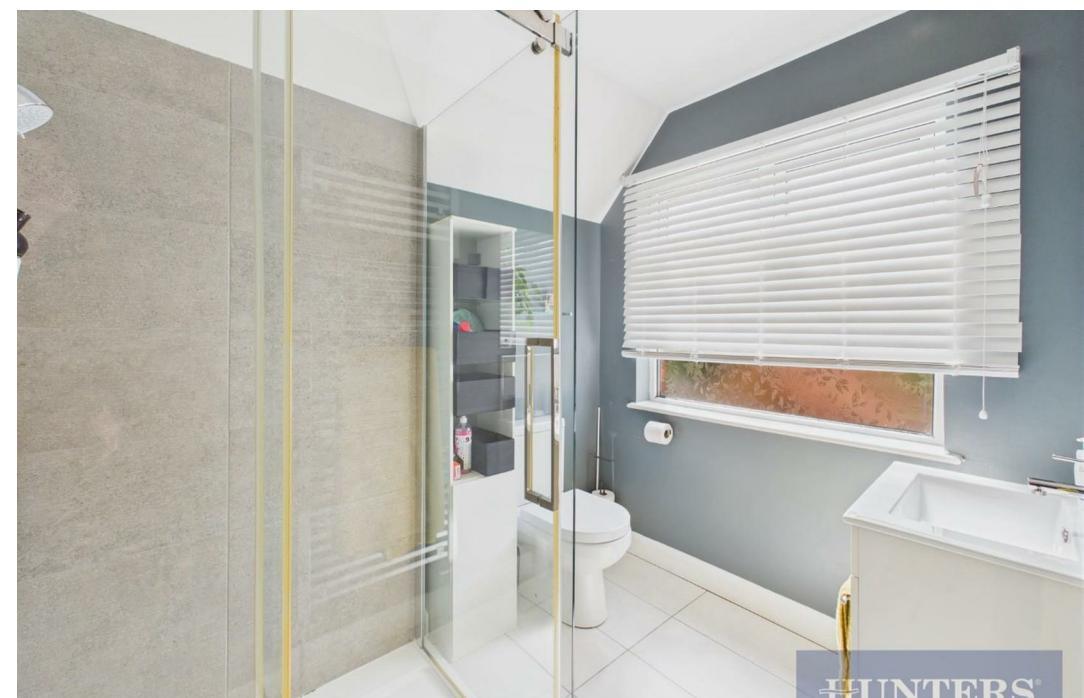
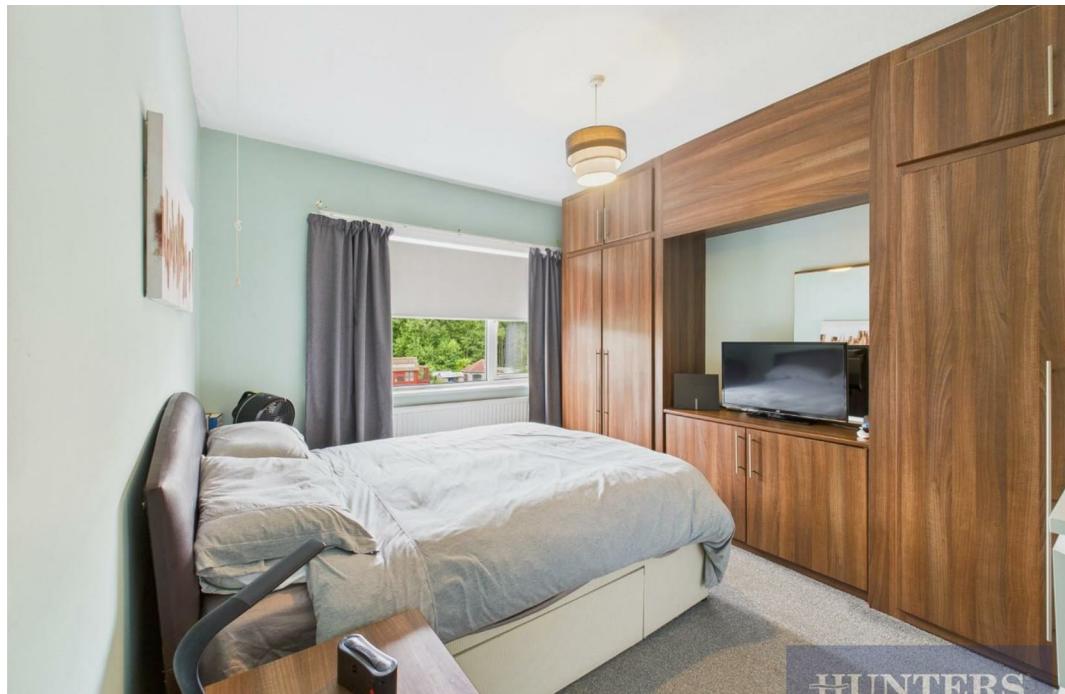
At the heart of the home is a beautifully designed open-plan kitchen and dining area, featuring modern cabinetry, quality appliances, and ample workspace. This sociable space is perfect for family meals and gatherings, with elegant French doors opening directly onto a generous patio area. From here, the expansive rear garden unfolds, offering a versatile outdoor haven with plenty of room for relaxation, and entertaining. In the middle of the garden, the picturesque Scalby Beck flows through, at the top a stylish summerhouse and decked seating area creates a perfect retreat for unwinding.

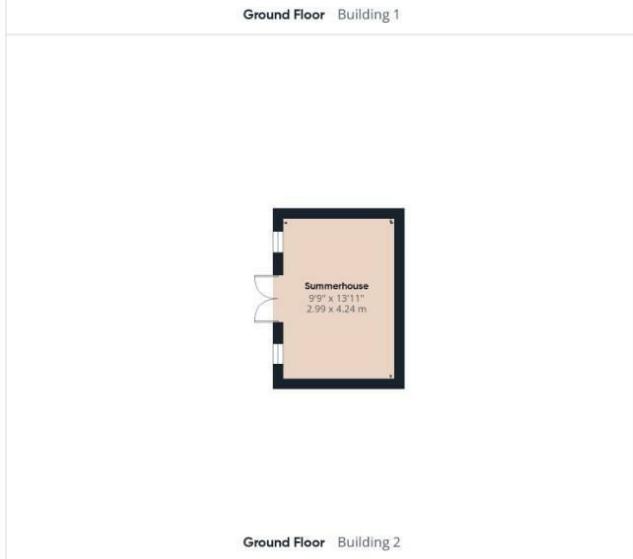
The interior layout has been thoughtfully designed for modern living, with a separate living room providing a space to relax. A convenient downstairs WC adds practicality to the ground floor. Upstairs, you'll find three well-proportioned bedrooms, along with a contemporary shower room. Outside, the property continues to impress with a large driveway providing off-street parking for up to four vehicles and a garage, offering additional storage or workshop potential.

Located in Newby, it is a charming residential area on the northern edge of Scarborough, known for its blend of peaceful surroundings and convenient access to local amenities. Newby provides a range of local services, including shops, schools, and healthcare facilities, all within walking distance, while being just a short drive from Scarborough's town center and stunning coastline.

Contact the office today to register your interest!







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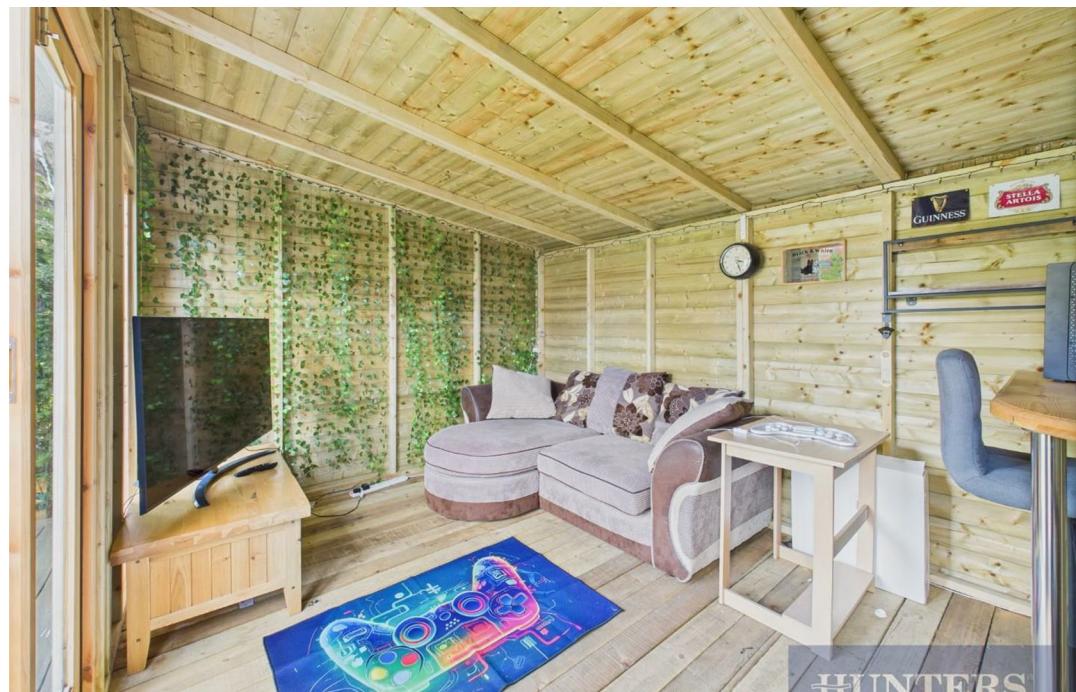
Approximate total area⁽¹⁾

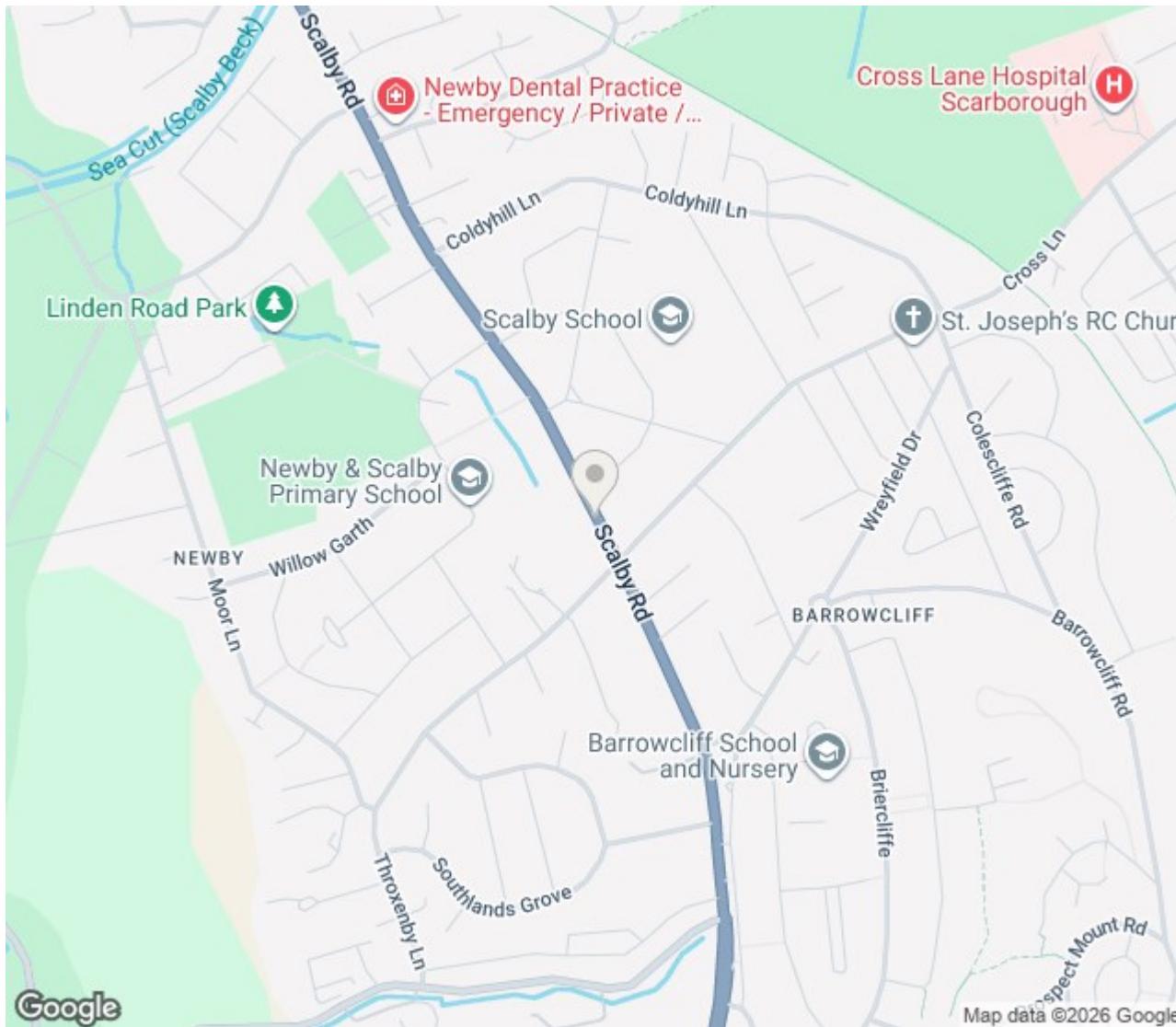
1318 ft²
122.4 m²

(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.

GIRAFFE360





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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ENERGY PERFORMANCE CERTIFICATE

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		82
(69-80)	C		70
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
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.