

# HUNTERS<sup>®</sup>

## EXCLUSIVE



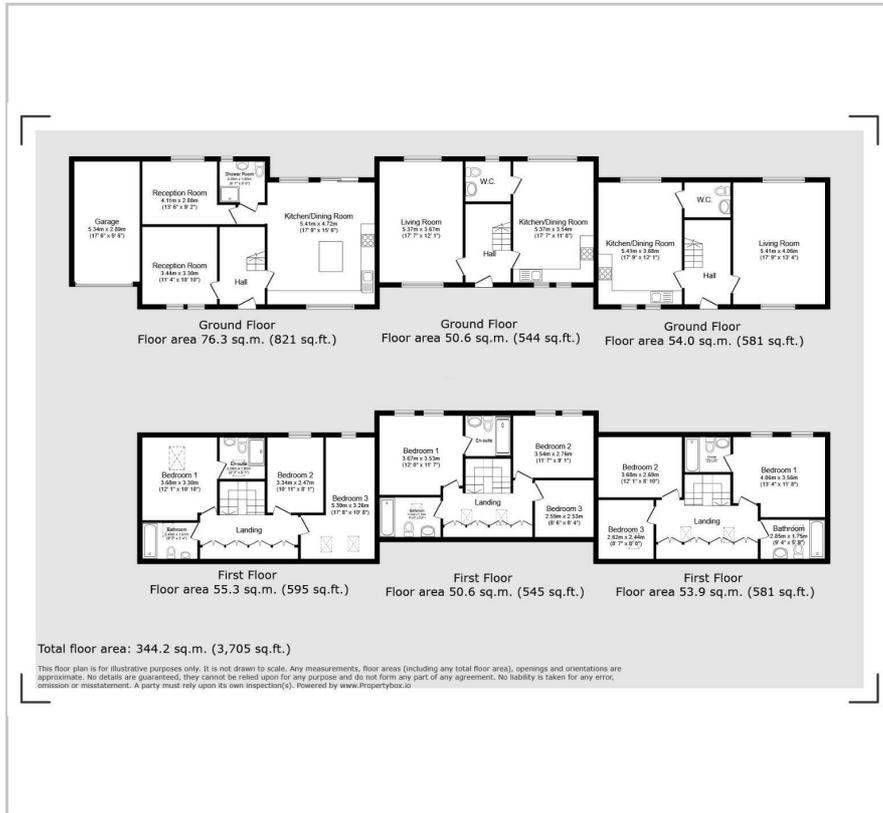
Foxglove Way  
, Scarborough, YO13 0FA  
£410,000

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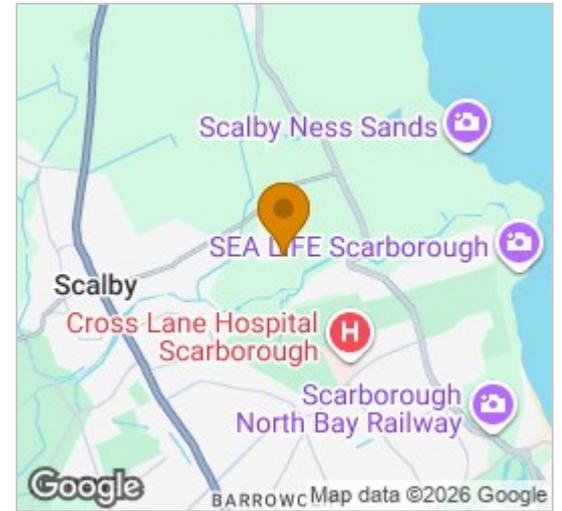
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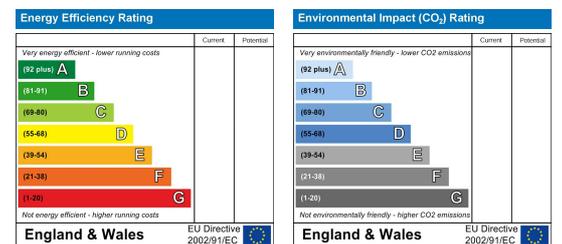
## Floor Plan



## Area Map



## Energy Efficiency Graph



## 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.

This exceptional stone-built property, constructed in 2025, is set within an exclusive private development of just three homes. Occupying a generous corner plot, it features a landscaped frontage and private driveway, offering ample off-street parking.

Designed with modern living and energy efficiency in mind, the home benefits from underfloor heating, an air source heat pump, and front and rear gardens. Internal viewing is highly recommended to fully appreciate the space, setting, and high standard of accommodation on offer.

Upon entering the property, you're welcomed into a spacious entrance hallway with access to a formal living room, a stylish open-plan kitchen/dining/family room, a convenient W.C., and the staircase to the first floor. The open-plan living area is a standout feature, ideal for modern family life and entertaining. Upstairs, three generously sized double bedrooms are filled with natural light, thanks to thoughtfully placed skylights. The principal bedroom includes a contemporary en-suite shower room, while a high-quality family bathroom serves the remaining bedrooms.

Externally, the property boasts enclosed rear gardens, perfect for outdoor living and additional garden space to the front.

Located in the highly desirable Scalby Village, this property offers convenient access to a variety of amenities, including popular eateries, a village hall, and a nearby bus route for easy commuting to Scarborough Town Centre and surrounding areas. It also falls within the catchment area for several well-regarded schools.

This is a unique opportunity to secure a brand-new home in a sought-after location, combining thoughtful design, energy efficiency, and luxury in equal measure.



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.